

Admin, LACO

Subject: FW: Short Stays- sub no. 185

From:

Sent: Thursday, 31 January 2019 9:50 AM

To: Committee, Economics & Industry Standing

Subject: Short Stays

Attn: Secretariat - Economic & Industry Standing Committee.

Dear Sir/Madam

I request the Committee to vote against 'Short Stays' in Perth for the following reasons:

- 1) We purchased our Town House in Cottesloe making sure it was zoned 'Residential' and not a 'Commercial/Business' zone.
- 2) Now we find 'Short Stays' next door to us - charging \$400 approx per night.
- 3) Do they pay tax? Highly unlikely.
- 4) We have saved our money and purchased a house for rent, we have to declare every 'money received' and pay the Tax Department, also, we are billed 'Land Tax' - yet 'Short Stays' it seems from our experience, Short Stays revenue is not recorded.

The usual reply 'it is great - it pays the mortgage' - we would all like to receive money for nothing!!

In our case the Town House next door to us was purchased by two people from the UK - one is Australian and the other British. They come over once a year for 4 weeks approx and have 'short stays' for the other 11 months.

- 5) Health & Safety: As mentioned above - we own and live in a Town House for over 40 years under a 'Green Title.

We find it completely frightening when new Short Stays people arrive and start using the heating equipment especially in the kitchen and the smell of burning is very concerning. We are extremely conscious that there is only a brick wall between us and our Town House could be completely destroyed, hopefully, we were successful in escaping. Where as if living in a residential house, one normally has a 1.5m fence on each property between houses, which helps in the case of a fire.

6) Short Stays arrivals and their friends - look at our 'well kept' Town House and continued to ring our door bell, only to be told it is next door, where the grass is high and not well kept.

7) Parking: this is so frustrating, as they invite their friends, who cannot all fit on their side of the Council verge, then park in our driveway blocking our vehicles in & out. Always, after hours when the Rangers are off duty.

8) Rubbish bins - the Short Stays clearly do not think the rules about 'recycling' applies to them, they just fill up bins and depart.

We have to smell the rotting rubbish as they do not put the bins out on the correct day or don't think paying \$400 per night, it is not their responsibility.

Previously the Cottesloe Home Stays personal state 'that if their client breaks the rules, ie noise, smoking, large parties after house etc call them' obviously not after hours!!

Again I stress why should people who have been living in harmony with neighbours, suddenly, find themselves in an illegal 'Commercial /Business' Zone and the absent owners getting paid so much money for 'short stays' at the inconvenience of neighbours?

I request that the Economic & Industry Standing Committee and fellow parliamentarians vote against having Short Stay in residential zones.

Regards