

**ADEQUACY OF THE REGULATION OF SHORT-TERM
HOLIDAY LETTING IN NEW SOUTH WALES**

Name: Name Suppressed

Date Received: 27/10/2015

Partially Confidential

I would like to support strongly continued allowance of short term rentals in residential areas such as holiday rentals and Airbnb.

We have two properties both of whom we rent out for short term rentals. One is at a beach area in mid north coast NSW and is rented to families during school holiday and the other is our home in Sydney which we have a room listed on Airbnb and rent out for varying lengths of time.

Both properties provide much needed low cost accommodation for families. Having accommodation in a family home does not compete with local hotels or motels. The people that stay in home stay style accommodation like ours enjoy the family style accommodation, making personal connection, being able to cook meals and having more low key suburban surroundings. The users of short term rental accommodation bring economic benefits to the coastal towns and suburbs they visit. Many of the businesses in coastal towns survive because of the families staying in home rentals. There is not sufficient accommodation for the peak periods without the many homes that are used.

Airbnb accommodation in suburban areas caters also for a market that prefers home stay to hotels. People are travelling for many reasons, medical, family reunions etc and having accommodation dotted around Sydney in homes provides the flexibility people are wanting at a reasonable price. On a small scale such as ours, Airbnb does not affect neighbours at all. We have a large house, our three children have moved out but we want to stay for the next few years in our family home. Using the vacant space for visitors makes us feel that we are not wasting resources. We feel we are putting the space to good use, supplementing our income during retirement and providing a service that is greatly needed. Country people use our place for visits to North Shore Hospital, others have come to visit families that live close by but who live in small apartments, a growing trend, so do not have the space themselves for visitors.

Please support Airbnb and other forms of short term rentals to continue to provide a very valuable service to visitors to our State.