

Sophia Cassam

From: Dana Knutson <danaknutson1@comcast.net>
Sent: Friday, May 13, 2022 11:38 AM
To: Vacation Rental Comments
Subject: If you must set Caps, Vote for Option C

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To whom it concerns,

We have owned two

homes on SJI since 2014. It was always our intention to rent short term to off set expenses while still enjoying our home with family and friends.

We bought a run down home in 2014 that wasn't habitable. We spent 2-3 years re-building it. We employed local builders. We applied for a short term rental permit but rescinded our application when the town required us to disconnect from town water PERMANENTLY in order to secure an STR. Ironically, the hauled water we would have had to supply came from town water which would have been cost prohibitive given we were required to provide 120 gallons per day per person. Not to mention the \$10k plus expense to set up a hauled water system. This is all in an effort to conserve water? It's the same town water!

We ended up renting our home long term (30 days or more) which prevented us from using our home. During this time our renters were harassed by our neighbors!

We sold our home in 2021 so that we could purchase another home on SJI that had a well, not town water so we could rent short term AND spend more time here.

We purchased our 2cnd home in Nov of 2021. We immediately applied for a STR permit, had a hearing in March of 2022 and are still awaiting a decision. Our application was highly contested by our new neighbors even though there are 3 other STR's on our street. The neighbors hired an attorney and tried to place unreasonable demands on us. They have trespassed on our property. They have made wild accusations of clearcutting which has resulted in an unsubstantiated violation. We are now burdened with the effort and expense of hiring professionals to defend ourselves. We strongly believe this is all an attempt to thwart our STR knowing the caps may be put in place.

Interestingly, after doing some research, the other STR's in our neighborhood have had no formal complaints made against them. We did notice on the reviews from renters they felt harassed by the neighbors. One STR has only been rented 6 times in 3 years but the neighborhood says they have had numerous problems associated with this rental. This was our experience with our previous home as well, which we rented 10 times in 7 years.

In summary,

1. We are against caps and would vote for option C.

It is our belief that placing caps will encourage more residents to rent under the table, which would be unregulated and exacerbate the problems. Placing caps might have some property owners cash in on the crazy housing market, sell, and create higher property taxes for full time residents furthering the wealth divide.

2. We are against the lottery. It makes no sense. It should be first come first serve.

Please keep SJI accessible to all, not just the select few that live here, have boats, or can afford the few hotel rooms we have in the Islands. People don't come here to party or disrupt neighborhoods. They come here to get out in nature, experience good seafood at our restaurants, and enjoy the beauty and serenity of the Islands.

Thank you for your time and consideration, Dana Knutson

Sent from my iPhone