

Kathy Palmer  
Portland

I've lived in Portland for 33 years, and have been a landlord and owned property on Munjoy Hill for 24 years. I now have two 100+ year old buildings that I love and intend to keep forever. This year alone one of them required \$40k in maintenance (new furnace, retaining wall and roof). In 2016, the same building needed to be completely re-wired (\$100k). Short term rentals have allowed me to hold onto my properties rather than sell to developers/real estate agents/out of state home buyers who continue to solicit me relentlessly.

I believe that my ability to rent short term is a fundamental private property right. Portland already has strong regulations and fee structure in place. Re-evaluating the ordinance every year wastes valuable resources and means many households like mine who rely on short term rental to supplement income can't plan beyond the current calendar year.

The money that comes into Maine from short term rental is valuable...Airbnb alone paid \$10 million for 2019 in lodging tax. If those travelers had stayed in hotels, how much of what they spent would have stayed in ME? People love visiting Maine and tourism is critical to our economy. Please help keep those tourism dollars in ME and give households who rent short term the stability to project into the future and maintain our hold homes the way they need to be maintained.