

## Jenny Mannering

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**From:** Melanie spears <melaniejanespears@gmail.com>  
**Sent:** Tuesday, 7 August 2018 10:40 AM  
**To:** SSA  
**Subject:** Submission: Inquiry into Short Stay Accommodation in Tasmania.

Dear Secretary,

Please accept this as a formal submission to the Inquiry into Short Stay Accommodation in Tasmania.

I want to reiterate my support for Tasmania's home sharing laws as they currently stand. As an Airbnb host I believe in protecting the right of people to share their houses and apartments across Tasmania in a responsible and respectful way, without extreme regulations like caps and costly registration processes.

Why do I host with Airbnb?

As a single professional woman who works from home, I have always shared my home. Since being a host on airbnb, I have met and entertained over 35 visitors from all over the world, and some of these people have become firm friends.

I then have received invitations to visit these families in their countries and homes.

Given that I am

A single woman, travelling in the past has been a solo journey and not overly enjoyable when staying alone in hotels.

However my whole lifestyle has not changed since the creation of airbnb and this will be my travel accommodation of choice from

Now on

Many people in my community feel the same way

This issue is not just about taxes and legalities

It is about people being open and connecting with other people in healthy ways. Widening our relational experiences

Airbnb has enabled 10% more tourists to the island this summer where hotels could not accommodate them

The Airbnb host community depends on hosting as an economic lifeline to help us pay the mortgage and the bills.

But this is a secondary motivation for most people

I also recommend my favourite cafes, restaurants and shops so small businesses outside the traditional tourist hot-spots get a boost from local tourism. According to a recent Deloitte Access Economics Report, Airbnb guests are now a significant driver of the tourism economy, with a total contribution to Tasmania's GSP of \$55 million in 2015-16, supporting over 599 jobs in addition to the activities of hosts. In one year, guests using Airbnb spent \$86 million in Tasmania.

--Tasmania's laws compared to other jurisdictions--

The planning frameworks in both South Australia and New South Wales are model frameworks.

A planning framework including restrictive and lower caps would have a negative impact on home sharing. A registration or licensing system such as fees to share your own home would have a negative impact. In South Australia there are no fees and no registration or licensing system, allowing the home sharing economy to thrive.

Currently, in Tasmania, there is a simple, quick and cost effective self-assessment form, which is only required in limited circumstances - usually for holiday homes or weekenders only. To maximise participation in the sharing economy, any regulations should be clear and easy to understand and comply with, and also cost effective for hosts.

I encourage the Tasmanian Government to follow the lead of South Australia and New South Wales, as well as other cities around the world, which have embraced home sharing and are reaping the rewards.

Melanie spears