



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNR, MNDC, MNSD, FF

This hearing was scheduled to deal with an application by the landlord for a monetary order for unpaid rent and for money owed or compensation for damage or loss under the Act, Regulation, or tenancy agreement; for an order that the landlord may keep all or part of the security deposit; and to recover the RTB filing fee.

The landlord attended the teleconference hearing and gave evidence, however the tenant did not attend.

The landlord advised that the tenant shared a kitchen with the landlord, who is the homeowner. For that reason, I do not have jurisdiction to hear this application.

Section 4 of the *Residential Tenancy Act* states:

This Act does not apply to ...

(c) living accommodation in which the tenant shares bathroom or kitchen facilities with the owner of that accommodation, ...

For that reason, this application is dismissed for want of jurisdiction.

Conclusion

The landlord's application is dismissed.

This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under Section 9.1(1) of the *Residential Tenancy Act*.

Dated: July 15, 2014

Residential Tenancy Branch

