



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNC, FF

Introduction

This hearing was convened as a result of an Application for Dispute Resolution to dispute a notice to end tenancy dated August 1, 2014.

Only the Respondent appeared. The Respondent submitted evidence with respect to the tenancy and which confirmed that the rental unit is a room within a house occupied by other renters and the property owner. The Respondent, the Applicant, and the other renters share bathroom and kitchen facilities.

Section 4 of the Act provides as follows:

What this Act does not apply to

4 This Act does not apply to

...

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

Accordingly, I do not have jurisdiction to hear this dispute.

Conclusion

The Property Owner and renters share kitchen and bathroom facilities, and as such I lack jurisdiction pursuant to section 4(c) of the Act.

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: October 07, 2014

Residential Tenancy Branch

