



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

## DECISION

Dispute Codes      CNL

### Introduction

This hearing was convened by way of conference call concerning an application made by the tenant seeking an order cancelling a notice to end the tenancy for landlord's use of property.

The landlord and the tenant attended the hearing, and the tenant was assisted by an Advocate.

At the commencement of the hearing the landlord advised that the tenant shares kitchen and bathroom with the landlord, who is the owner of the home; and that the tenant rents a room in his home. The tenant advised that she uses the kitchen sometimes, but the landlord has his own bathroom in his bedroom, so the only time the bathroom is shared is when the landlord has a shower.

The *Residential Tenancy Act* does not apply to rentals where the tenant shares kitchen or bathroom with the owner, and I decline jurisdiction in this matter.

### Conclusion

For the reasons set out above, I decline jurisdiction with respect to this dispute.

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: December 08, 2020

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Residential Tenancy Branch