



Dispute Resolution Services

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Residential Tenancy Branch
Ministry of Housing and Social Development

DECISION

Dispute Codes OPT, AAT, FF

Introduction

This was an application by the tenant for an order for possession of the rental unit and an order to provide access to and from the rental unit. The tenant called in with her representative. The landlord did not attend the hearing although served with the application and Notice of Hearing.

As set out in the tenant's documents she wishes to make a substantial monetary claim against the landlord, including a claim for aggravated damages. The tenant's application does not advance any monetary claim and the tenant did not attempt to amend her application to make such a claim. According to the tenant the rental unit which is a suite or a room in a house is now occupied by someone else. In the circumstances I am not prepared to grant the tenant an order for possession. The tenant's claim for an order for possession is dismissed, but she has leave to file a new application for a monetary order and for other relief, including orders for the return of her goods if necessary.