



Dispute Resolution Services

Residential Tenancy Branch
Office of Housing and Construction Standards

REQUEST FOR CLARIFICATION

Dispute Codes: FF MND MNDC MNR MNSD

A dispute resolution hearing was held on September 4, 2013, and a decision and order were issued on the same date. This is a request for clarification of that decision.

I have read the applicant's request for clarification and it is my finding that it is not so much a request for clarification, as an attempt to re-argue the case, and the clarification process is not an opportunity to re-argue the case.

I therefore will not be responding to most of the statements on the application; however I will make a clarification as to why I did not mention the landlord's submissions on abandonment.

The landlord had argued that he believed that the tenants actions constituted abandonment of the rental property and that he had the right to enter and reprocess the unit, however since the tenants had vacated the rental unit and return the keys to the landlord by May 15, 2013 it made no difference to my decision whether or not the unit is considered abandoned, or whether the tenants had returned possession to the landlord.

I therefore saw no reason to mention the landlord's claim of abandonment in my decision.

The applicant is also requesting advice on what he should do next time, however Arbitrators are not in a position to give advice and , in fact, it would be inappropriate to do so.

Dated: October 10, 2013

Residential Tenancy Branch