



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding Century 21 Lifestyles
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNR, RR, FF, O

Introduction

This hearing dealt with the tenant's Application for Dispute Resolution seeking to cancel a notice to end tenancy and an order to reduce rent. The hearing was conducted via teleconference and was attended by both tenants and an agent for the landlord. At the outset of the hearing the parties confirmed the tenants have vacated the rental unit and as such there is no longer a need to cancel the 10 Day Notice to End Tenancy. Further as the tenants also were seeking a rent reduction for future rent that is issue is now moot as the tenants have vacated the rental unit. As such, I find there are no issues to be adjudicated. In addition, there were issues related to service of the landlord's evidence but no evidence was required to be considered as there were no longer any issues that required adjudication, as such I will not address those issues in this decision.

Issue(s) to be Decided

The issue to be decided is whether the tenants are entitled to cancel a 10 Day Notice to End Tenancy for Unpaid Rent and to recover the filing fee from the landlord for the cost of the Application for Dispute Resolution, pursuant to Sections 46, 67, and 72 of the *Residential Tenancy Act (Act)*.

Conclusion

Based on the above, I dismiss this Application in its entirety. 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: March 20, 2014

Residential Tenancy Branch

