



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding COLLIERS INTERNATIONAL
and [tenant name suppressed to protect privacy]

INTERIM DECISION

Dispute Codes CNC, MNDC, MNSD, ERP, RP, LRE, LAT, AS, RR

Introduction

The tenant applies to cancel a one month Notice to End Tenancy for cause dated November 26, 2014. She also seeks monetary compensation, and order regarding locks and access, a repair order, permission to assign or sublet and a rent reduction.

This matter came on for hearing on January 5, 2015. The tenant has requested an adjournment claiming that the materials she had prepared for the hearing had been taken from her suite (by a landlord's representative she says) on December 18, 2014 and that she needed more time to prepare and re-submit those materials.

The landlord opposed the adjournment.

The tenant has presented a number of claims unrelated to the central question of the validity of the Notice. Rule 2.3 of the Residential Tenancy Branch Rules of Procedure require that claims made in an application must be related to each other. By bringing an application to cancel the Notice the tenant has obtained an early hearing date. The tenant's claims beyond her application to cancel the Notice are unrelated. The remedies are different and involve different facts and findings of fact from the grounds given for the Notice.

As discussed at hearing, the tenant's application, other than her challenge to the Notice to End Tenancy, is dismissed, with leave to re-apply.

The landlord's materials in support of the Notice were delivered on the tenant on December 22, 2014. I determine that to provide the tenant with ten more days to address that material would not be significantly prejudicial to the landlord. I therefore adjourn the tenant's application to cancel the Notice to **Thursday, January 15, 2015 at 3:00 o'clock in the afternoon**. The tenant has until the close of business on Monday,

January 12, 2015 to file any responding material regarding the grounds for the Notice with the Residential Tenancy Branch and to deliver a copy on the landlord.

This adjournment decision was rendered orally at hearing. The parties acknowledged the adjourned date and time and that the dial in telephone number and passcode will be the same at that time.

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: January 05, 2015

Residential Tenancy Branch

