



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding Horst Dammholz Realty
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes:

OLC; FF; O

Introduction and Reasons

This is the Tenant's application for an Order that the Landlord comply with the Act, regulation or tenancy agreement; for "other" relief; and to recover the cost of the filing fee from the Landlord.

The Tenant's Application for Dispute Resolution indicates that he is seeking "other" relief; however, he did not provide sufficient details in his Application with respect to what other relief he is seeking. When a party seeks "other" relief, the Application for Dispute Resolution requires the Applicant to provide details in the "Details of Dispute Resolution" section. I find that insufficient details were provided.

The Tenant's application also seeks the Landlord to comply with the Act, regulation or tenancy agreement. When a tenant seeks such an order, the tenant is required to provide the Section(s) of the Act, regulation or the tenancy agreement he seeks the landlord to comply with and to provide details in the "Details of Dispute Resolution" section. No Sections numbers or details were provided.

I asked the Landlord if he understood what the Tenant was specifically asking for in his Application for Dispute Resolution. The Landlord stated that he would be "guessing". I find that the Tenant did not provide enough details in his Application for Dispute Resolution for the Landlord, or me, to understand what he is seeking.

Section 62(4) of the Act provides:

Director's authority respecting dispute resolution proceedings

62 (4) The director may dismiss all or part of an application for dispute resolution if

(a) there are no reasonable grounds for the application or part,

(b) the application or part does not disclose a dispute that may be determined under this Part, or

(c) the application or part is frivolous or an abuse of the dispute resolution process.

Therefore the Tenant's Application is dismissed, pursuant to the provisions of Section 62(4) of the Act.

Conclusion

The Tenant's Application is dismissed as it discloses insufficient details with respect to what relief he is seeking.

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 29, 2015

Residential Tenancy Branch

