



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes OPB, MNR, FF

Introduction

This hearing dealt with the landlord's application pursuant to the *Residential Tenancy Act* ("Act") for:

- an Order of Possession for breach of an agreement with the landlord, pursuant to section 55;
- a monetary order for unpaid rent, pursuant to section 67; and
- authorization to recover the filing fee for this application, pursuant to section 72.

The tenant did not attend this hearing, which lasted approximately 15 minutes. The landlord attended the hearing and was given a full opportunity to be heard. At the outset of the hearing, it became clear that the landlord was unable to understand or speak basic, conversational English. The landlord could not understand my initial questions about whether there were any other people present in the same room as him during the hearing and whether he wished to call any witnesses at this hearing. The landlord confirmed that he required the services of an English language interpreter for this hearing but that he had not previously arranged for one to attend with him. The landlord confirmed that no one else was available to assist him during this hearing. The landlord stated that he wished to withdraw his application and that he would arrange for an interpreter to be present with him at a future hearing if he files a new application.

The landlord's application for an order of possession and a monetary order for unpaid rent is withdrawn. The landlord's application to recover the \$50.00 filing fee is dismissed without leave to reapply. The landlord must bear the cost of his filing fee.

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: October 27, 2015

Residential Tenancy Branch

