



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes AAT. AS. FF. OPT

Introduction

The Application for Dispute Resolution filed by the applicant seeks the following:

- a. A tenant's Order for Possession
- b. An order to allow access to (or from) the unit or site for the tenant or the tenant's guest
- c. An order to allow a tenant to assign or sublet because the landlord's permission is unreasonably withheld
- d. An order to recover the cost of the filing fee.

The applicant failed to contact the telephone bridge number at the scheduled start of the hearing. The telephone line conference line remained open and the phone system was monitored for ten minutes. The applicant failed to attend. I then proceed with the hearing.

The respondent submitted that I do not have jurisdiction. The respondent rents a manufactured home pad to a third party. The third party has a tenancy agreement with the applicant (who rents a trailer from the third party). However, the respondent is not the landlord of the applicant and the applicant is not the tenant of the respondent.

After carefully considering the evidence presented at the hearing I determined the Residential Tenancy Branch does not have jurisdiction with regard to this dispute as the parties are not in a tenancy relationship. As a result I declined to hear this matter.

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: November 26, 2015

Residential Tenancy Branch

