



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      FF O

### Introduction

This hearing convened pursuant to the tenant's application. The landlord and the tenant called in to the teleconference hearing.

### Preliminary Issue – Tenant's Application Premature

The tenant applied for dispute resolution because the landlord served the tenant with a letter that stated the tenant's dog was excessively whining and barking. The tenant believed that there was no validity to complaints about her dog's behaviour.

I explained to the parties that because the landlord had not yet served the tenant with a notice to end tenancy for cause, the tenant's application was premature. I explained that it was open to the landlord to serve the tenant with a notice to end tenancy, and the tenant could then apply to dispute the notice.

### Conclusion

The tenant's application is dismissed.

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: December 10, 2015

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Residential Tenancy Branch

