



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## INTERIM DECISION

### Dispute Codes:

ERP; RP; RPP; RR; MNSD; MNDC; MNR; FF

### Introduction

This is the Tenant's Application for Dispute Resolution seeking emergency and regular repairs; a rent reduction; return of his personal property; a monetary award for the cost of emergency repairs; compensation for damage or loss under the Act, regulation or tenancy agreement; return of the security deposit; and to recover the cost of the filing fee from the Landlord.

The Tenant testified that he served the Landlord with the Notice of Hearing documents and copies of his documentary evidence by registered mail. The Landlord acknowledged receiving the documents.

The Landlords also provided documentary evidence to the Residential Tenancy Branch, but stated that he could not serve the Tenant with his documentary evidence because the Tenant had moved out of the rental unit without providing a forwarding address.

The Tenant provided an address for service during the Hearing. The Landlord confirmed that he had written it down. I amended the Tenant's Application to reflect his new address for service. The Tenant stated that he has picked up his personal property from the rental unit and therefore he no longer requires an Order that the Landlord return his property. The tenancy has ended and therefore, the Tenant's application for repair orders and a rent reduction are dismissed.

I adjourned the Hearing to a date to be determined in order to allow the Landlord to serve the Tenant with his documentary evidence. I heard none of the merits of the Tenant's Application with respect to his request for monetary compensation, costs of emergency repairs, or return of the security deposit.

This matter is adjourned to the date and time provided on the enclosed Notice of Reconvened Hearing.

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 13, 2016

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Residential Tenancy Branch

