



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      CNC, OPC, OPB, MND, MNR, MNSD, FF

### Introduction

In the first application the tenant applies to cancel a one month Notice to End Tenancy for cause.

In the second application the landlords seek an order of possession, a monetary award for unpaid rent and damages for repairs to the premises.

The tenant did not attend the hearing within thirty minutes after its scheduled start time.

Since these applications were brought, circumstances have changed. The landlords have obtained an order of possession and a monetary award for unpaid rent by way of the direct request process.

They have not yet re-entered the premises, assessed any loss or ascertained any cost of repair.

In the circumstances, the tenant's application is dismissed.

The landlords' claim for an order of possession and rent award has been dealt with.

The landlords withdraw their claim for damages for damage and repair to the premises.

I grant them any leave to re-apply that they might require.

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: March 31, 2016

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Residential Tenancy Branch

