



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## DECISION

Dispute Codes      MNR, FF

### Introduction

This hearing was convened by conference call in response to an Application for Dispute Resolution (the “Application”) made by the Landlord for a Monetary Order for unpaid rent and to recover the filing fee from the Tenants. The Landlord and an agent for the Tenants appeared for the hearing and provided affirmed testimony. The Tenants’ agent confirmed receipt of the Landlord’s Application and both parties confirmed receipt of each other’s documentary evidence.

The hearing process was explained to the parties and they had no questions about the proceedings. Both parties were given a full opportunity to present their evidence, make submissions to me, and cross examine the other party on the evidence provided. After the parties had provided their evidence, the Landlord took some time to consider her Application and decided to withdraw the Application. The Landlord was informed that as the parties’ evidence had been heard in this matter, the Landlord was unable to re-apply. The Landlord understood this instruction and the Tenants’ agent agreed to the Landlord withdrawing the Application.

As a result, I dismissed the Landlord’s Application without leave to re-apply. This file is now closed and no further Applications are permitted. 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 17, 2016

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Residential Tenancy Branch