



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      CNR, RP, FFT

### Introduction

This decision is in respect of the tenants' application for dispute resolution under the *Residential Tenancy Act* (the "Act"). The tenants sought the following remedies:

1. an order cancelling a 10 Day Notice to End Tenancy for Unpaid Rent or Utilities (the "Notice"), pursuant to section 46(4) of the Act;
2. an order for the landlord to make regular repairs, pursuant to sections 32 and 62(3) of the Act; and,
3. an order for compensation for recovery of the filing fee.

A dispute resolution hearing was convened on January 4, 2019 and the tenants attended, were given a full opportunity to be heard, to present testimony, to make submissions, and to call witnesses. The landlord was not in attendance.

### Preliminary Issue: Withdrawal of Application

The tenants advised me that the issues that gave rise to the Notice being issued, namely, water leakages in the house, were resolved with the landlord in the past few weeks and related issues of monies were also resolved.

The tenants further advised that attempts had been made to cancel the arbitration hearing but, as the landlord was out of country over the Christmas holiday period, that this was not attainable—hence the tenants' attendance at this morning's hearing.

I briefly discussed options for concluding their application and it was agreed that the tenants would withdraw their application.

Conclusion

The tenants' application is hereby withdrawn.

I make no findings of fact or law in respect of the underlying issues that gave rise to the issuing of the Notice or of this application.

This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under section 9.1(1) of the Act.

Dated: January 4, 2019

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Residential Tenancy Branch