



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      OLC, 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 for the landlord to comply with the Act, the regulations or the tenancy agreement, pursuant to section 62 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 the filing fee.

An arbitration hearing was convened, and the tenants attended. The landlord did not.

### Preliminary Issue

The tenants testified that they have moved out of the rental unit in January 2019. As such, the issues that gave rise to the application are now moot. Any such orders issues would be of no effect, as the tenants are no longer tenants at the rental unit.

The tenants understood my explanation of this and I provided them with additional information regarding other matters. I explained that while I will dismiss the present application without leave to reapply, the tenants remain at liberty to file another application in respect of other matters.

Conclusion

The tenants' application is dismissed, without leave to reapply.

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: February 1, 2019

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Residential Tenancy Branch