



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes LAT, LRE, OLC, PSF, FFT

Introduction

This hearing was scheduled in response to the tenants' application pursuant to the *Residential Tenancy Act* (the "Act") for:

- authorization to change the locks to the rental unit pursuant to section 70;
- an order to suspend or set conditions on the landlord's right to enter the rental unit pursuant to section 70;
- an order requiring the landlord to comply with the *Act*, *Residential Tenancy Regulation* ("Regulation") or tenancy agreement pursuant to section 62;
- an order to the landlord to provide services or facilities required by law pursuant to section 62; and
- authorization to recover the filing fee for this application from the landlord pursuant to section 72.

Tenants DL, FL and landlord GS attended the hearing. Each party was each given a full opportunity to be heard, to present affirmed testimony, to make submissions and to call witnesses. During the hearing, landlord GS presented witness BS.

A previous Decision was rendered on January 29, 2019 regarding this tenancy. The file number has been included on the front page of this Decision for ease of reference. In this Decision, the Arbitrator granted an order of possession and monetary order for rent arrears.

At the outset of the hearing, the parties testified that a writ of possession was executed on February 20, 2019 and as such the tenants no longer occupy the unit nor seek to reinstate the tenancy. Therefore the remedies sought in this application are no longer required. The tenants' entire application is dismissed.

Conclusion

The tenants' entire 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 *Residential Tenancy Act*.

Dated: February 28, 2019

Residential Tenancy Branch