



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding STANMAR SERVICES LTD and
[tenant name suppressed to protect privacy]

INTERIM DECISION

Dispute Codes MNDL-S, FFL
 MNDCT, MNSD

Introduction

This hearing dealt with cross Applications for Dispute Resolution filed by the parties under the *Residential Tenancy Act* (the “*Act*”). The matter was set for a conference call.

The Landlord’s Application for Dispute Resolution was made on December 21, 2018. The Landlord applied for a monetary order for damages or compensation under the *Act*, for permission to retain the security deposit, and for the return of their filing fee. The Tenants’ Application for Dispute Resolution was made on March 29, 2019. The Tenant applied for the return of his security deposit, and a monetary order for compensation under the *Act*.

The Landlord and the Tenant attended the hearing and were each affirmed to be truthful in their testimony. The Landlords and the Tenants were provided with the opportunity to present their evidence orally and in written and documentary form, and to make submissions at the hearing. The Landlords and the Tenants testified that they received each others documentary evidence that I have before me.

I have reviewed all oral and written evidence before me that met the requirements of the Rules of Procedure. However, only the evidence relevant to the issues and findings in this matter are described in this Decision.

Issues to be Decided

- Is the Landlord entitled to a monetary order for damages or losses due to the tenancy?
- Is the Landlord entitled to retain the security deposit?
- Is the Landlord entitled to the return for their filing fee for this application?
- Is the Tenant entitled to a monetary order for compensation due to the tenancy?

After the hearing this Arbitrator, noted that there was a cross application from the Tenant should have been heard during these proceedings. Accordingly, I find that these proceedings should be reconvened to address the Tenants application.

I ORDER THAT:

1. The hearing scheduled at 1:30 p.m. (Pacific Time) on April 15, 2019, is reconvened to a date and time to be set by the Residential Tenancy Branch.
2. No amendments may be made to either the Landlord's or the Tenant's Application.
3. No further documentary or digital evidence may be submitted by the Landlord or the Tenant.

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: April 15, 2019

Residential Tenancy Branch