



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes FFL MNRL-S

Introduction

This hearing dealt with the corporate landlord's application pursuant to the *Residential Tenancy Act* (the *Act*) for:

- a monetary award pursuant to section 67 of the *Act*; and
- a return of the filing fee pursuant to section 72 of the *Act*.

The landlord's agent, H.C. (the "landlord") and tenant M.V. attended the hearing. Following opening remarks the landlord sought to amend her application for a monetary award from \$4,000.00 to \$17,750.00.

The landlord acknowledged that she had not served the tenants or the RTB with a formal amendment for dispute resolution but had rather sent a letter along with some evidence to the both tenants and the RTB indicating her desire to amend.

I explained to landlord that such a large amendment may prejudice the tenant who stated that he was not prepared to speak to such an amount. Rule 4.1 of the RTB Rules of Procedure state, "An applicant may amend a claim by completing an amendment to an Application for Dispute Resolution form; and filing the completed Amendment to an Application for Dispute Resolution form and supporting evidence with the Residential Tenancy Branch directly or through a Service BC Office."

The landlord said she understood such a formal amendment process was required and asked to withdraw her application.

Conclusion

The landlord's application for a monetary award is withdrawn. No decision was made on the merits of the landlord's application and the landlord may apply to dispute this matter at a later day should she wish to do so.

The landlord must bear the cost of her own filing fee.

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: July 2, 2019

Residential Tenancy Branch