



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding AFFORDABLE HOUSING CHARITABLE
ASSOCIATION and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes

CNC

Introduction

This hearing was convened in response to an application by the tenant pursuant to the *Residential Tenancy Act* (the *Act*) for,

Cancellation of the One Month Notice to End Tenancy for Cause, pursuant to section 47 of a Notice to End dated April 24, 2019.

Both parties attended the hearing. The landlord was represented by their agent . Each were given opportunity to be heard, to present testimony, to make submissions to me, and to call witnesses.

Preliminary Issue – Withdrawal / Cancellation of One Month Notice by landlord

At the outset of the hearing the landlord stated they sought to cancel or withdraw the One Month Notice to End Tenancy for Cause dated April 24, 2019, the subject of today's matter, and was not seeking an Order of Possession. As a result, as there is no prejudice to either party, I preliminarily find that the One Month Notice dated April 24, 2019 **is cancelled and of no effect.**

Analysis and Conclusion

Pursuant to the testimony of the landlord the One Month Notice dated April 24, 2019 is cancelled and of no effect.

The tenants' application is granted. The tenancy continues in accordance with the Act and tenancy agreement.

This Decision is final and binding.

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: June 11, 2019

Residential Tenancy Branch