



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## DECISION

Dispute Code      AAT AS CNC AAT LRE MT OLC PSF RP

This hearing was convened as a result of the Tenant's Application for Dispute Resolution, made on August 15, 2019 (the "Application"). The Tenant applied for the following relief, pursuant to the *Residential Tenancy Act* (the "Act"):

- an order requiring the Landlord to allow access to the rental unit for the Tenant or their guests;
- an order allowing the Tenant to assign or sublet the rental unit;
- an order cancelling a One Month Notice to End Tenancy for Cause, dated July 30, 2019;
- an order authorizing the Tenant to change the locks to the rental unit;
- an order suspending or setting conditions on the Landlord's right to enter the rental unit;
- an order granting more time to make the Application; and
- an order that the Landlord comply with the *Residential Tenancy Act*, regulation, and/or the tenancy agreement;
- an order requiring the Landlord to provide services or facilities required by the tenancy agreement or law; and
- an order requiring the Landlord to make repairs to the rental unit.

This matter was set for hearing by telephone conference call at 11:00 A.M. on October 21, 2019. The line remained open while the phone system was monitored for ten minutes and the only participant who called into the hearing during this time was the Respondent. Therefore, as the Applicant did not attend the hearing by 11:10 A.M., and the Respondent appeared and was ready to proceed, I dismiss the claim without leave to reapply.

The Respondent testified that the tenancy ended on August 28, 2019, and that an order of possession is not required. Accordingly, an order of possession has not been granted in accordance with section 55(1) of the *Residential Tenancy Act*.

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: October 21, 2019

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Residential Tenancy Branch