



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNC, FF

Introduction

This hearing dealt with an Application for Dispute Resolution by the tenants to cancel a One Month Notice to End Tenancy for Cause and to recover the cost of the filing fee.

On November 22, 2019, the tenants amended their claim to remove the request to cancel the notice to end tenancy and to add the issues of monetary compensation and the return of their security deposit and pet damage deposit.

Both parties appeared.

Preliminary and Procedural matters

I find the tenants amendment filed on November 22, 2019, cannot be considered at today's hearing, as it does not meet the requirement of the Residential Tenancy Branch Rules of Procedures as it was filed 13 days before the hearing. I find it would unfair and prejudicial to the landlord. Therefore, the tenant's amended application will not be considered. The tenants are at liberty to reapply.

The tenants stated that they have vacated the premises. Since the tenancy has legally ended, I find it not necessary to consider the merits of the One Month Notice to End Tenancy. Therefore, I dismiss this portion of the tenants' claim.

As the tenants' vacated the rental premise prior to their application being considered, I decline to award the cost of the filing fee.

Conclusion

The tenants' application to cancel the One Month Notice to End Tenancy is dismissed.

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: December 06, 2019

Residential Tenancy Branch