



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

## DECISION

Dispute Codes      RP, OLC, FFT

### Introduction

This hearing was convened as a result of the Tenants' Application for Dispute Resolution ("Application") under the *Residential Tenancy Act* ("Act"), for:

- an order for regular repairs;
- an order directing the Landlord to comply with the Act, regulation or tenancy agreement; and
- recovery of the cost of their \$100.00 Application filing fee.

The Tenant, J.L., the Landlord, P.V., and an agent for the Landlord, N.V., appeared at the teleconference hearing and were affirmed to give testimony. I explained the hearing process to the Parties and gave them an opportunity to ask questions about the hearing process.

The Tenant testified that the repairs have been completed, and that he was now seeking a monetary order from the Landlord.

I advised the Parties that I was dismissing this Application, because the Tenants had not applied for a monetary order, nor served the Landlord with notice or evidence of this claim. I advised that the Tenants may re-apply for a monetary order, but that they must then serve the Landlord(s) with the Application, Notice of Hearing documents, and any documentary evidence they uploaded to the Residential Tenancy Branch ("RTB").

Based on the above, **I am not satisfied** that the Landlords were sufficiently served with an application and documentary evidence for the claim that the Tenants sought at this hearing, as required under the Act and RTB Rules of Procedure. Accordingly, I dismiss this Application, with leave to reapply on another matter.

### Conclusion

The Tenants' Application is dismissed, because the Tenants did not apply for, nor

provide the Landlord with notice of the claim that the Tenants sought in the hearing. The Tenants are entitled to reapply for dispute resolution on the matter for which they seek a remedy under the Act.

This Decision does not extend any applicable time limits under the Act.

The Parties were advised that this Decision would be emailed to the Parties at the email addresses contained in the Application, which the Parties confirmed in the hearing.

The Tenants are reminded to ensure they complete a Monetary Order Worksheet (RTB Form 37), if they decide to reapply for a monetary order, and to ensure that all documents, including the Monetary Order Worksheet, are served on all Respondents.

This Decision is final and binding on the Parties, unless otherwise provided under the Act, and 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: May 15, 2020

---

Residential Tenancy Branch