



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding RANDALL NORTH REAL ESTATE SERVICES  
INC. and [tenant name suppressed to protect privacy]

## **DECISION**

Dispute Codes      ET, FFL

### Introduction and Preliminary Matters

On August 4, 2020, the Landlord made an Application for Dispute Resolution seeking an early end to this tenancy and an Order of Possession pursuant to Section 56 of the *Residential Tenancy Act* (the “*Act*”) and seeking to recover the filing fee pursuant to Section 72 of the *Act*.

G.C. attended the hearing as an agent for the Landlord. Both Tenants attended the hearing as well, with J.C. attending as their advocate. All in attendance provided a solemn affirmation.

This Application set down for the same time as the Tenants’ Application for Dispute Resolution (the relevant file number is noted on the first page of this Decision). As the tenancy was determined to have ended in the other hearing and as the Landlord was awarded an Order of Possession, it was not necessary to consider the matters in this Application. As such, this Application is dismissed without leave to reapply.

As the Landlord was not successful in this claim, I find that the Landlord is not entitled to recover the \$100.00 filing fee paid for this Application.

### Conclusion

Based on the above, I dismiss the Landlord’s Application without leave to reapply.

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: September 1, 2020

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Residential Tenancy Branch