



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## DECISION

Dispute Codes      CNL OLC FF

### Introduction

This hearing was convened as a result of the Tenant's Application for Dispute Resolution. A hearing by telephone conference was held on October 27, 2020. The Tenant applied for multiple remedies, pursuant to the *Residential Tenancy Act* (the "Act").

Both parties were present at the hearing. All parties were provided the opportunity to present evidence orally and in written and documentary form, and to make submissions to me. Both parties confirmed receipt of each other's evidence packages, and did not take issue with the service of those documents. I find all evidence was sufficiently served by the Landlord and the Tenant.

I have reviewed all oral and written evidence before me that met the requirements of the Rules of Procedure. However, only the evidence submitted in accordance with the rules of procedure and evidence that is relevant to the issues and findings in this matter are described in this Decision.

### Preliminary Matters

During the hearing, the Tenant testified that she has now moved out of the rental unit. As such, I find the Tenant's application to cancel the 2-Month Notice to End Tenancy for Landlord's Use is no longer required and I dismiss it without leave to reapply. The Tenant's request for an order that the Landlord comply with the Act is also moot, given the tenancy is over. As such, this ground is also dismissed, without leave. Further, since the Tenant has moved out, it appears that the landlord has regained possession of the rental unit and they no longer require an order of possession, pursuant to section 55 of the *Act*.

Conclusion

I dismiss the Tenant'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: October 27, 2020

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Residential Tenancy Branch