



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      LRE, OLC, FF

### Introduction

On October 19, 2020, the Tenant submitted an Application for Dispute Resolution under the *Residential Tenancy Act* (“the Act”) seeking to suspend or set conditions on the Landlord’s right to enter the rental unit and requested an order for the Landlord to comply with the Act, Regulation, or Tenancy Agreement.

The matter was set for a conference call hearing. The Landlord and Tenant appeared at the hearing.

The Landlord and Tenant testified that the tenancy has ended; the Tenant vacated the rental unit on November 30, 2020. The Tenant moved out prior to having her application heard.

Since the tenancy has ended, there is no need to consider the Tenant’s request for a suspension or restriction on the Landlord’s right to enter the rental unit.

The Tenant inquired about hearing a claim for the Landlord to return the security deposit. The Tenant did not amend her application to include a claim for the return of a security deposit. Furthermore, the Landlord testified that he has already filed for dispute resolution and made a claim to keep the security deposit. The Tenant’s request to add a claim for the return of a security deposit was denied.

The Tenant’s application is dismissed in its entirety.

### Conclusion

The Tenant moved out of the rental unit prior to having her application heard. Since the tenancy has ended there is no need to consider the Tenants request for a suspension or restriction on the Landlord's right to enter the rental unit.

The Tenant's application is dismissed in its entirety.

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: January 12, 2021

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Residential Tenancy Branch