



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes **CNC, PSF, LRE, AAT, AS, OLC, FFT, MNDCT, RR**

Introduction

On February 24, 2021 the tenants filed an application for dispute resolution filed under the *Residential Tenancy Act*, to reduce the rent for repairs, services or facilities agreed upon but not provided, to have the landlord allow access to the unit for me and/or my guests; to suspend or set conditions on the landlord's right to enter the rental unit; to have the landlord to comply with the Act, regulations and/or tenancy agreement.

On March 1, 2021 the tenants filed a second application for dispute *Residential Tenancy Act*, to cancel a One Month Notice to End Tenancy for Cause, to have the landlord allow access to the unit for me and/or my guests; to suspend or set conditions on the landlord's right to enter the rental unit; to have the landlord to comply with the Act, regulations and/or tenancy agreement.

On May 10, 2021 the tenants filed an amendment to their application to add a monetary order for monetary loss or other money owed, which added a new issue that was not in the original application.

In this case, I find it would be unfair and prejudicial to the landlord to allow the amendment to proceed, as this hearing was original scheduled to deal with issue that were relevant to the tenancy continuing, or if the tenancy should continue. Not monetary relief after the tenancy has ended. Therefore, I decline to hear the tenants' amended application. The tenants are at liberty to file a new application for dispute resolution should they wish to proceed with their monetary claim.

As the parties have mutually agreed to end the tenancy and the tenants vacated the premises on April 30, 2021, I find it not necessary to consider either applications filed by the tenants as the issues were only relevant if the tenancy was to continue. Therefore, I

dismiss both applications filed by the tenants' without leave to reapply. This does not impact the tenants right to make an application for monetary relief as shown in their amendment, as I did not consider that amendment.

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: June 02, 2021

Residential Tenancy Branch