



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding Bentley Driedger business and  
[tenant name suppressed to protect privacy]

## **DECISION**

**Dispute Codes**      **CNR, LRE, FFT (Tenant); OPR-DR, FFL (Landlord)**

### **Introduction**

This hearing dealt with an application by the tenant under the *Residential Tenancy Act* (the *Act*) for the following:

- Cancellation of a 10 Day Notice to End Tenancy for Unpaid Rent or Utilities (“Ten Day Notice”) pursuant to section 46;
- An order to restrict or suspend the landlord’s right of entry pursuant to section 70;
- An order requiring the landlord to reimburse the tenant for the filing fee pursuant to section 72.

This hearing also dealt with an application by the landlord under the *Residential Tenancy Act* (the *Act*) for the following:

- An order for possession under a 10-Day Notice to End Tenancy for Unpaid Rent (“Ten-Day Notice”) pursuant to sections 46 and 55;
- Authorization to recover the filing fee for this application pursuant to section 72.

BD attended as agent for the landlord (“the landlord”). The tenant attended.

At the outset, the parties stated the tenant vacated the unit on May 1, 2021. The landlord stated that no rent is owing.

Each party requested that their respective claims be dismissed without leave to reapply.

Further to the request of the parties, the claims were dismissed without leave to reapply and the hearing ended.

Conclusion

The claims of each of the parties is dismissed 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: August 20, 2021

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Residential Tenancy Branch