



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes ERP, FFT

Introduction

On October 21, 2021, the Tenants applied for dispute resolution under *the Residential Tenancy Act* (“the Act”) seeking the following relief:

- for an order that the Landlord make emergency repairs to the rental unit.

The matter was scheduled as an emergency teleconference hearing. The Tenant and the Landlord’s agent were present at the hearing. At the start of the hearing, I introduced myself and the participants.

The Tenants’ application was reviewed with the parties and the Tenant stated that she moved out of the rental unit by October 31, 2021.

The Landlord confirmed that the Tenant moved out of the rental unit by October 31, 2021.

I find that the tenancy has ended. Since the tenancy has ended, I find that there is no need to determine whether or not the Landlord is required to make an emergency repair.

The Tenant stated that she went two months without a working oven and wants compensation. The Tenants’ application did not include a monetary claim and since she applied for a hearing on an emergency basis, no other claims can be heard with this application.

The Tenant was informed that if she wants to seek compensation for a loss of a service or facility, she has liberty to reapply for dispute resolution to make her claim.

The Tenants' application for an emergency repair of the rental unit 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: November 22, 2021

Residential Tenancy Branch