



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes ERP

Introduction

This hearing dealt with the tenant's application pursuant to the *Residential Tenancy Act* ("Act") for:

- an order requiring the landlord to make emergency repairs to the rental unit, pursuant to section 33.

The landlord did not attend this hearing. The tenant attended the hearing and were each given a full opportunity to be heard, to present affirmed testimony, to make submissions and to call witnesses.

This hearing began at 9:30 a.m. with only me present. The tenant called in late at 9:32 a.m. The hearing ended at 9:36 a.m.

At the outset of this hearing, I informed the tenant that recording of this hearing was not permitted by anyone, as per Rule 6.11 of the Residential Tenancy Branch ("RTB") *Rules of Procedure* ("Rules"). The tenant affirmed, under oath, that she would not record this hearing.

I explained the hearing process to the tenant. She had an opportunity to ask questions. She did not make any adjournment or accommodation requests.

At the outset of this hearing, the tenant stated that she vacated the rental unit on October 29 or 30, 2021. I informed the tenant that her application was dismissed without leave to reapply, since her claim for emergency repairs is related to an ongoing tenancy only. The tenant confirmed her understanding of same.

Conclusion

The tenant's application 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: November 01, 2021

Residential Tenancy Branch