



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      MNDCT RP

### Introduction

This hearing was convened as a result of the tenant's Application for Dispute Resolution (application) seeking remedy under the *Residential Tenancy Act* (Act). The tenant applied for an order for regular repairs to the unit, site or property, and for a monetary claim of \$2,325.00 for money owed or compensation for damage or loss under the Act, regulation or tenancy agreement. The filing fee was waived.

The tenant, an advocate for the tenant, KS (advocate) and a student observer, JH (observer) attended the teleconference hearing. The parties were affirmed and the tenant and advocate affirmed testimony and confirmed that as of February 16, 2022 the tenant vacated the rental unit since filing their application.

### Preliminary and Procedural Matters

Rule 2.3 of the Residential Tenancy Branch (RTB) Rules of Procedure (Rules) authorizes me to dismiss unrelated disputes contained in a single application. In this circumstance the tenant indicated several matters of dispute on the application, the most urgent of which is the application for repairs to the unit, site or property. I find that not all the claims on the application are sufficiently related to be determined during this proceeding. I will, therefore, only consider the tenant's request for repairs to the unit, site or property at this proceeding. The tenants monetary claim is dismissed, with leave to re-apply.

Given that the tenant has vacated the rental unit before their application for repairs could be heard, I find this application is now moot.

This decision will be sent to the email addresses for the parties confirmed during the hearing.

The filing fee has already been waived.

Conclusion

This application is now moot and is dismissed without leave as a result.

This decision does not extend any application timelines under the Act.

This decision will be emailed to both parties as described above.

This decision is final and binding on the parties, unless otherwise provided under the Act, and 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: May 6, 2022

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Residential Tenancy Branch