



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes LRE, CNR, OLC, FFT

Introduction

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

- an order requiring the landlord to comply with the *Act*, regulation or tenancy agreement pursuant to section 62;
- cancellation of the landlord's 10 Day Notice to End Tenancy for Unpaid Rent (the 10 Day Notice) pursuant to section 46;
- an order to suspend or set conditions on the landlord's right to enter the rental unit pursuant to section 70; and
authorization to recover the filing fee for this application, pursuant to section 72 .

Both parties attended the hearing. Both parties were clearly informed of the RTB Rules of Procedure about behaviour including Rule 6.10 about interruptions and inappropriate behaviour, and Rule 6.11 which prohibits the recording of a dispute resolution hearing by the attending parties. Both parties confirmed that they understood.

At the beginning of the hearing, both parties confirmed that this tenancy ended on or around April 1-3, 2022. As the tenancy has come to an end, and I am not required to decide whether to uphold the 10 Day Notice and grant the landlord an Order of Possession, the tenants' applications are cancelled. No findings were made in this hearing in relation to the above disputes.

The filing fee is a discretionary award issued by an Arbitrator usually after a hearing is held and the applicant is successful on the merits of the application. As I was not required to make a decision on these matters, the tenants' application to recover the filing fee is dismissed without leave to reapply.

Both parties raised concerns about issues that have not been resolved in relation this tenancy. As these matters are not before me, the parties were directed to contact

Service BC or the Residential Tenancy Branch if they had questions on filing a new application in relation to these matters.

The tenants provided the landlord with their forwarding address during the hearing, which is noted on the cover page of this decision.

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 20, 2022

Residential Tenancy Branch