



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

### **Introduction**

The Tenant filed an Application for Dispute Resolution on July 6, 2022 seeking an order to cancel the 10 Day Notice to End Tenancy for Unpaid Rent (the “10-Day Notice”) issued previously by the Landlord. They also applied for the Landlord’s compliance with the legislation and/or the tenancy agreement. The matter proceeded by way of a hearing pursuant to s. 74(2) of the *Residential Tenancy Act* (the “Act”) on November 25, 2022.

The Tenant only attended the hearing to speak to the issue at hand. At the start of the hearing, they provided that they already moved out of the rental unit on October 17, 2022. They emphasized this end-of-tenancy, as ordered by a previous Arbitrator through a dispute resolution process, was obtained by the Landlord through their perjured testimony in that hearing. Part of that Landlord testimony concerned the non-payment of rent.

Given that the tenancy has ended, the validity of the 10-Day Notice is not in issue. Similarly, the landlord-tenant relationship has ended and there is therefore no need for a ruling on the Landlord’s compliance with the *Act* and/or the tenancy agreement.

### **Conclusion**

Because the tenancy has ended, I dismiss the Tenant’s Application, without leave to reapply. This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under s. 9.1(1) of the *Act*.

Dated: November 25, 2022

---

Residential Tenancy Branch