



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      CNR, OLC

### Introduction

The Tenant filed an Application for Dispute Resolution on July 13, 2022 seeking an order to cancel the 10 Day Notice to End Tenancy for Unpaid Rent or Utilities (the “10-Day Notice”). They also seek 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 December 8, 2022.

The Tenant attended the conference call hearing; the Landlord did not attend. The Tenant advised they moved out from the rental unit on November 20, 2022.

Given that the tenancy previously ended, the validity of the 10-Day Notice, issued by the landlord on July 13, 2022 (as indicated by the tenant on their Application), is no longer at issue. The landlord-tenant relationship has ended; therefore, the Landlord’s compliance with legislation or the agreement is no longer an issue.

For the chief reason that this present Application concerns the 10-Day Notice, with the tenancy already ended, I dismiss the Tenant’s Application in its entirety.

Conclusion

I dismiss the Tenant's Application, without leave to reapply. The Tenant is free to apply on other issues, confirmed to post-tenancy issues only.

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: December 8, 2022

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Residential Tenancy Branch