



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding ADVANCED PROPERTY MANAGEMENT  
and [tenant name suppressed to protect privacy]

## **DECISION**

**Dispute Codes**      CNR, LRE, FFT

### **Introduction**

The tenants applied to the Residential Tenancy Branch [the 'RTB'] for Dispute Resolution. The tenants ask me for the following orders against the landlords.

1. Cancellation of a 10-day Notice to End Tenancy, issued on or about 2 May 2023 [the 'Notice'].
2. Suspension of landlords' right to enter the rental unit [the 'Entrance Claim'].
3. Reimbursement for the \$100.00 filing fee for this application.

The corporate landlords appeared at the hearing on 27 June 2023 by way of an agent. The tenants also appeared.

### **Issues to be Decided**

The landlords conceded the tenants' application to cancel this Notice, and the tenants withdrew their Entrance Claim.

But should the landlords reimburse the tenants' for the cost of filing this application? As the tenants withdrew their Entrance Claim, and have determined that they can bear this cost themselves.

### **Conclusion**

I grant the tenants' application to cancel the Notice, and dismiss the Entrance Claim with leave to re-apply.

I make this decision on authority delegated to me by the Director of the RTB *per* section 9.1(1) of the Act.

Dated: 31 July 2023

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Residential Tenancy Branch