



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Ministry of Housing

DECISION

Dispute Codes CNR, RP, LRE, OLC, FFT

Introduction

This hearing dealt with the tenant's Applications for Dispute Resolution under the *Residential Tenancy Act* (the "Act") for:

- cancellation of the landlord's 10 Day Notice to End Tenancy for Unpaid Rent (the Notice) under Sections 46 and 55 of the Act
- an order for repairs under Section 32 of the Act
- an order to suspend or set conditions on the landlord's right to enter the rental unit under Section 70 of the Act
- an order for the landlord to comply with the Act, the regulations, and tenancy agreement under section 62
- recovery of the application filing fee under Section 72 of the Act

The landlord's agent stated that the landlord filed for an expedited hearing, which was heard on August 3, 2023.

The hearing resulted in a settlement which included the term for the tenants to vacate the rental unit by 1:00 pm on September 1, and an order of possession was granted to the landlord to enforce the settlement. The tenancy has ended, and the landlord has possession of the rental unit.

Conclusion

As the tenant did not attend to advance any of their claims and as the claims all relate to an ongoing tenancy, the tenant's application is dismissed without leave to reapply.

This decision is made on authority delegated to me by the Director of the Residential

Dated: September 01, 2023

Residential Tenancy Branch