



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Ministry of Housing

A matter regarding LIGHTHEART PROPERTIES
INC and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes RPP, FFT

Introduction

This hearing was scheduled to convene at 1:30 p.m. on June 21, 2024 concerning an application made by the tenant seeking an order that the landlord return the tenant's personal property, and to recover the filing fee from the landlord for the cost of the application.

The tenant and an agent for the landlord attended the hearing, during which I learned that the tenant does not speak English and requires an interpreter. I also noted that the record shows that the tenant requested an interpreter on June 18, 2024, and an interpreter was scheduled to join the call, however an interpreter did not attend the hearing. I also learned that the tenant has not provided any evidence to the landlord.

In the absence of an interpreter, I found that it would not be fair or appropriate to dismiss the tenant's application without leave to reapply. However, since the hearing could not conclude, I dismiss the tenant's application with leave to reapply.

I have made no findings of fact or law with respect to the merits of the tenant's application.

Conclusion

For the reasons set out above, the tenant's application is hereby dismissed with leave to reapply.

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 24, 2024

Residential Tenancy Branch