Dispute Resolution Services

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes   CNC, OLC, FFT

Introduction

This hearing was scheduled to deal with the tenant's application to cancel a *1 Month Notice to End Tenancy for Cause* and orders for the landlord to comply with the Act, regulations or tenancy agreement by making certain repairs. Both parties appeared or were represented at the hearing and had the opportunity to be make relevant submissions and to respond to the submissions of the other party pursuant to the Rules of Procedure.

At the outset of the hearing, I confirmed the parties had exchanged their respective hearing documents and I admitted them into evidence.

I heard that the tenant has already vacated the rental unit since he also received a *2 Month notice to End Tenancy for Landlord's Use of Property*, which he did not dispute, and the move-out inspection was already done. As such, I was satisfied the landlord had already regained possession of the rental unit and I determined the remedies sought or available under this Application for Dispute Resolution were moot as of the date of this hearing.

The parties had questions pertaining to compensation payable to a tenant where a tenant receives a *2 Month Notice to End Tenancy for Landlord's Use of Property* and return of or claims against a security deposit. I gave the parties some information concerning those provisions of the Act and encouraged the parties to familiarize themselves with the Act and to ask questions of an Information Officer by contacting the Residential Tenancy Branch toll-free.

Conclusion

The tenant has already vacated the rental unit and the remedies sought or available under this Application for Dispute Resolution were moot as of the date of this hearing.

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: November 05, 2019

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Residential Tenancy Branch

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