



# Dispute Resolution Services

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Residential Tenancy Branch  
Ministry of Housing and Social Development

## **DECISION**

Dispute Codes      OPB OPC

### Introduction

Some documentary evidence and written arguments have been submitted prior to the hearing. I have thoroughly reviewed all submissions.

I also gave the applicant the opportunity to testify at the hearing.

The respondent was served with a notice of the hearing by hand on May 20, 2009 but did not join the conference call that was set up for the hearing.

All testimony was taken under affirmation.

### Issues(s) to be Decided

This is a request for an Order of Possession.

### Background and Evidence

The applicant testified that:

- On May 5, 2009 they served the respondent with a section 47 Notice to End Tenancy.
- The respondent has filed no dispute of the notice however she has also failed to comply with the notice.

The applicant is therefore requesting an Order of Possession based on that Notice to End Tenancy.



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## Analysis

The tenant was served with a section 47 Notice to End Tenancy and has not filed a dispute of the notice and the time limit in which to file a dispute is now well past; therefore the tenant is deemed to have accepted the end of the tenancy.

I therefore allow the landlords request and have issued an Order of Possession.

## Conclusion

I've issued an Order of Possession for 12 noon June 30, 2009.

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 26, 2009.

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Dispute Resolution Officer

(Note: this decision was produced with the use of voice recognition software)