

## DECISION

### Dispute Codes

ET

### Introduction

This hearing dealt with an application by the landlord seeking an early end to this tenancy pursuant to section 56 of the *Act*. I have accepted the evidence of the landlord that the tenants were served with notice of this application and hearing when it was posted to the door of the rental unit on July 28, 2009. I proceeded with the hearing in the tenants' absence.

### Issues(s) to be Decided

Is the landlord entitled to an Order of Possession?

### Background and Evidence

I accept the evidence of the landlord that the tenants have vacated the rental unit as of August 4, 2009. I accept that the landlord received information that the tenants were vacating over the weekend and after providing proper notice on the door of the rental unit, the landlord entered on August 4, 2009 and discovered that the rental unit was completely empty of the tenants' possessions.

### Analysis

I find that the tenants have ended this tenancy effective August 4, 2009 without providing the landlord any notice. I find that the landlord is entitled to an Order of Possession effective **immediately on August 6, 2009**.

### Conclusion

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*. The tenants have ended the tenancy by vacating the rental unit without notice on August 4, 2009. The landlord has been issued an immediate Order of Possession for the rental unit.

Dated: August 06, 2009.

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Dispute Resolution Officer