

DECISION

Dispute Codes OPR, MNR, MNSD, FF

Introduction

This matter was conducted by way of Direct Request Proceeding, pursuant to section 55(4) of the Act, and dealt with an Application for Dispute Resolution by the landlord for an order of possession and a monetary order due to unpaid rent.

The landlord submitted a signed Proof of Service of the Notice of Direct Request Proceeding which declares that on March 12, 2010 the landlord served the tenant with the Notice of Direct Request Proceeding via registered mail.

However, the Canada Post Registered Mail Receipt is incomplete on the Proof of Service. The landlord has failed to provide the address to which the Notice of Direct Request Proceeding was mailed.

Based on the written submissions of the landlord, I find that I am unable to determine if the tenant has been served with the Dispute Resolution Direct Request Proceeding documents.

Issues(s) to be Decided

The issues to be decided are whether the landlord is entitled to an order of possession for unpaid rent; to a monetary order for unpaid rent; for all or part of the security deposit and to recover the filing fee from the tenant for the cost of the Application for Dispute Resolution, pursuant to sections 38, 46, 55, 67, and 72 of the *Residential Tenancy Act (Act)*.

Conclusion

As the landlord has not provided proof of adequate service of the Notice of Direct Proceeding documents, I dismiss the landlord's application in its entirety 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: March 23, 2010.

Dispute Resolution Officer