



Dispute Resolution Services

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Residential Tenancy Branch
Ministry of Public Safety and Solicitor General

DECISION

Dispute Codes MNR, OPR

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 notice of the hearing by registered mail that was mailed on December 17, 2010, but did not join the conference call that was set up for the hearing.

All testimony was taken under affirmation.

Issue(s) to be Decided

This is a request for an Order of Possession based on a Notice to End Tenancy for non-payment of rent, and a request for a monetary order for outstanding rent totalling \$4175.00.

Background and Evidence

The applicants testified that:

- On November 20, 2010 they posted a Notice to End Tenancy for non-payment of rent on the tenant's door.
- To date the tenants have failed to vacate, and there is still \$4175.00 in rent outstanding.



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The applicant is therefore requesting an Order of Possession for as soon as possible, and a Monetary Order for the outstanding rent.

Analysis

The landlord(s) have testified that the tenant(s) have failed to comply with a Notice to End Tenancy and rent in the amount of \$4175.00 is still outstanding.

Therefore; since the landlords have served a proper Notice to End Tenancy, the landlords have the right to an Order of Possession and a Monetary Order for the outstanding rent.

Conclusion

I have issued an Order of Possession that is enforceable two days after service on the tenants and have issued a Monetary Order for the amount of \$4175.00.

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: January 07, 2011.

Residential Tenancy Branch