



Dispute Resolution Services

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Residential Tenancy Branch
Ministry of Public Safety and Solicitor General

DECISION

Dispute Codes OPR

Introduction

This conference call hearing was convened in response to the landlord's application for an Order of Possession for unpaid rent.

Both parties attended the hearing and provided affirmed testimony. They were given a full opportunity to be heard, to present evidence and to make submissions.

Issue(s) to be Decided

Is the landlord entitled to an Order of Possession?

Background and Evidence

The rental unit consists of a single detached home. Pursuant to a written agreement, the month to month tenancy started on September 25th, 2010. The monthly rent of \$1500.00 was payable on the first of each month.

At the hearing, the landlord requested an Order of Possession for unpaid rent for the months of March and April 2011. The tenant did not dispute the landlord's testimony. He stated that he lost his job and found employment at a lower rate of pay that does not enable him to pay rent. The tenant stated that he will be out of the rental unit by May 1st, 2011. The landlord agreed to an order of possession for that date.

Conclusion

I grant the landlord an Order of Possession effective May 1st, 2011.

This Order may be filed in the Supreme Court of British Columbia and enforced as an Order of that Court.

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: April 07, 2011.

Residential Tenancy Branch