



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

### **Dispute Codes:**

OPR, MNR, MNSD, FF

### **Introduction**

This is the Landlord's application for an Order of Possession; a Monetary Order for unpaid rent; to apply the security deposit in partial satisfaction of its monetary award; and to recover the cost of the filing fee from the Tenant.

The Landlord's agent testified that he served the Tenant with the Notice of Hearing documents, by registered mail, sent on April 11, 2011, to the rental unit. The Landlord's agent provided the tracking number for the documents. Based on the affirmed testimony of the Landlord's agent, I am satisfied that the Tenant was duly served with the Notice of Hearing documents, however the Tenant did not sign into the teleconference.

### **Preliminary Matters**

The Landlord seeks an Order of Possession based on a 10 day Notice to End Tenancy for Unpaid Rent. There is no copy of the Notice to End Tenancy on the case file. The Landlord's agent stated that he believes he filed a copy of the Notice to End Tenancy when he filed his application on April 11, 2011.

I advised the Landlord's agent that I could not proceed with an application without a copy of the Notice to End Tenancy on which the application is based. I dismissed the Landlord's application with leave to reapply.

### **Conclusion**

The Landlord's application is dismissed with leave to re-apply.

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: May 05, 2011.

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Residential Tenancy Branch