



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      FF, MNR, OPR

### Introduction

Some documentary evidence and written arguments has 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 June 27, 2011, 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 the Notice to End Tenancy for non-payment of rent, a request for a monetary order for outstanding rent totalling \$1100.00, and the request for recovery of the \$50.00 filing fee.

### Background and Evidence

The applicant testified that:

- Rent is \$550.00 per month.
- The tenant has not paid the rent for the months of June and 2011 and July 2011.
- On June 15, 2011 tenant was personally served with a 10 day Notice to End Tenancy for non-payment of rent, however to date has failed to pay that outstanding rent and has failed to vacate the rental unit.

The applicant is therefore requesting an Order of Possession for as soon as possible and an order for the outstanding rent plus the filing fee.

Analysis

It is my decision that the landlord has shown that there is outstanding rent totalling \$1100.00, and that a 10 day Notice to End Tenancy was personally served on the tenant on June 15, 2011 by hand.

Therefore since the end of tenancy date is now well past, the landlord has the right to an Order of Possession.

Further since there is \$1100.00 rent outstanding I also allow the landlords full monetary claim.

I also order recovery of the filing fee

Conclusion

I have issued Order of Possession that is enforceable two days after service on the tenant.

I have also issued a monetary order in the amount of \$1150.00.

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: July 20, 2011.

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Residential Tenancy Branch