



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes OPR

### Introduction

This matter proceeded by way of Direct Request Proceeding, pursuant to section 55(4) of the *Residential Tenancy Act* (the "Act"), and dealt with an Application for Dispute Resolution by the landlord for an Order of Possession based on unpaid rent.

The landlord submitted a copy of a residential tenancy agreement which was signed on November 10, 2010. The landlord is identified in the tenancy agreement as a management company working on behalf of the building where the rental unit is located.

Also submitted in evidence is a copy of the 10 day Notice to End Tenancy issued to the tenant. The landlord is identified in the Notice as a different company than in the tenancy agreement.

I note the Application for Dispute Resolution was made by a third entity, not identified in the tenancy agreement and named differently than in the Notice to End tenancy.

There is no explanation of why the landlord names are different in each of these three documents, and based on the evidence before me, I am unable to determine which of the three named landlords is entitled to make the Application or receive the relief sought.

Therefore, I dismiss the Application of the landlord, 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: August 31, 2011.

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Residential Tenancy Branch