



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

INTERIM DECISION

Dispute Codes

Landlord's Application: OPC; MNDC; MNSD, FF

Tenants' Application: MNSD; FF

Introduction

This matter was convened to hear cross applications. The Landlord applied for an Order of Possession for Cause; compensation for damage or loss under the Act, regulation or tenancy agreement; to apply the security deposit and pet damage deposit in partial satisfaction of his monetary claim; and to recover the cost of the filing fee from the Tenants.

The Tenants applied for a Monetary Order against the Landlord for double the amount of the security deposit and pet damage deposit; and to recover the cost of the filing fee from the Landlord.

All parties gave affirmed testimony at the Hearing.

Preliminary Issues

At the outset of the Hearing, the Landlord advised that the Tenants had moved out of the rental unit. Therefore the Landlord's application for an Order of Possession was dismissed.

The parties each testified that they had served the other party with their documentary evidence, but there was insufficient evidence of that service or that the documents had been served in a timely manner.

Therefore, I adjourned this matter to the date that is noted on the enclosed Notice to Reconvene a Hearing. Each party is hereby ordered to re-serve their evidence packages to the other party forthwith, by registered mail, and to provide the Residential Tenancy Branch with a copy of the registered mail receipts and tracking numbers. No additional documentary evidence, other than that which was provided in the original packages, will be accepted except the registered mail receipts.

During the Hearing, the Tenant gave a new address for service of documents. The Landlord confirmed his address for service of documents.

Conclusion

This Hearing is adjourned to the date provided on the enclosed Notice of Reconvened Hearing, in order for the parties to re-serve each other with their documentary evidence as outlined above.

This interim 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: December 19, 2011.

Residential Tenancy Branch