



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes OPR, MNR, FF

Introduction

This hearing was scheduled to deal with the landlord's application for an Order of Possession and Monetary Order for unpaid rent. The tenants did not appear at the hearing. The landlord testified that she placed both hearing packages in one envelope and posted the envelope to the door of the rental unit on March 15, 2012. The landlord also stated the vacated the rental unit March 19, 2012.

Having heard the tenants have vacated the landlord no longer requires an Order of Possession and I have not considered that portion of the application further.

With respect to the monetary portion of the landlord's application I find the tenants have not been served in a manner required by section 89(1) of the Act. Section 89(1) of the Act provides that the landlord must serve each respondent and service must be by either personal service or registered mail or as ordered by the Director.

As the tenants were not sufficiently served for purposes of a monetary claim I have dismissed that portion of the landlord's application 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: March 29, 2012.

Residential Tenancy Branch