



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes FF, MNSD

This hearing dealt with an application by the tenant seeking the return of double the security deposit. The tenant participated in the teleconference hearing, the landlord did not. The tenant moved out of the rental unit on March 2011. The tenant spoke on the phone with the landlord a week or two after moving out, however the tenant did not provide her forwarding address in writing until August 2011 by mailing it to the landlord. The tenant then provided her forwarding address again by regular mail in October 2011.

The tenant sent the Notice of Hearing package to the landlord via registered mail however the item was returned to the tenant as unclaimed. The tenant last had personal contact with the landlord over a year ago. I asked the tenant if she knows whether or not the landlord still resides in that home and her response was "I'm not sure, I haven't talked to her since I moved out". The tenant has failed to satisfy me that the landlord was properly notified of this hearing and whether or not the landlord ever did receive her forwarding address. Based on the evidence provided by the tenant and the reasons I've stated the tenant has not been successful in her application. The tenant has now exceeded the allowable timeline to make a claim for this matter.

The tenant's application is dismissed without 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: May 01, 2012.

Residential Tenancy Branch