



Dispute Resolution Services

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNR, FF

Introduction

This hearing dealt with an application by the tenants for an order setting aside a notice to end this tenancy. Both parties participated in the conference call hearing.

Issue to be Decided

Should the notice to end tenancy be set aside?

Background and Evidence

The parties agreed that the tenants were served with a 10 day notice to end tenancy on June 21. The tenants acknowledged that they had not paid rent in the month of June.

Analysis

I find that the tenants were served with a notice to end tenancy on June 21. I find that the tenants did not pay rent in that month and that they had no legal basis on which to withhold their rent. I therefore dismiss their claim to set aside the notice. The tenancy ended on July 1, 2012, which was the effective date of the notice.

Conclusion

The application is dismissed.

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 05, 2012

Residential Tenancy Branch