



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNC

Introduction

This hearing was convened on the tenants' application of November 14, 2012 seeking to have set aside a Notice to End Tenancy for cause served on November 6, 2012 and setting an end of tenancy date of December 6, 2012.

Despite having made this application, the tenants did not call in to the number provided to enable their participation in the telephone conference call hearing. Therefore, the application is dismissed without leave to reapply.

On hearing that determination, the landlord requested an Order of Possession under section 55(1) of the *Act* which compels the issuance of the Order on the landlord's oral request when an application to set aside is dismissed or the notice is upheld.

The landlord stated that, at the time of the hearing, the tenants had vacated the rental unit without having paid the rent for December 2012, without having given notice and without providing a forwarding address.

Therefore, as the tenants have vacated, the landlord requested the Order of Possession to take effect immediately in order to be able to secure the rental unit and begin to prepare it for a new tenancy in an effort to reduce the loss of rent.

I find the landlord is so entitled and the landlord's copy of this decision is accompanied by an Order of Possession, enforceable through the Supreme Court of British Columbia, to take effect at 1 p.m. on December 14, 2012.

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: December 14, 2012.

Residential Tenancy Branch