



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes:

Landlord's application filed December 13, 2012: MND, MNR, MNSD, MNDC, FF, SS

Tenant's application filed February 14, 2013: MNSD, FF

Introduction

This matter was scheduled to consider cross applications. The Landlord seeks compensation for damage or loss under the Act, regulation or tenancy agreement; a monetary award for unpaid rent and damage to the rental unit; to apply the security and pet damage deposits towards partial satisfaction of his monetary award; an Order allowing the Landlord to serve documents or evidence in a different way than required by the Act; and to recover the cost of the filing fee from the Tenant.

The Tenant seeks return of his security and pet damage deposit, doubled in accordance with the provisions of the Act; and to recover the cost of the filing fee from the Landlord.

Preliminary Matter

The Landlord's agent identified herself as "power of attorney" for the Landlord, and the Landlord's daughter. She stated that the Landlord was admitted to hospital on January 15, 2013, after suffering a series of small strokes. She said that the Landlord cannot speak and "will not be coming out of the hospital". The Landlord's agent stated that she was unaware of either Application for Dispute Resolution until last week, when she found papers in her father's home and picked up the Tenant's Notice of Hearing documents at the post office. The Landlord's agent requested an adjournment so that she could properly prepare for the Hearing.

The Tenant stated that he wished to deal with the matters today.

Under the circumstances, and in the interest of fairness to both parties, I advised that I am granting the Landlord's agent's application for an adjournment and adjourned this matter to my earliest possible Hearing date. The parties were provided the date, April 10, 2013, at 11:00 a.m. and the sign-in information during the Hearing.

The Landlord's agent asked that documents be sent to the Landlord's address for service on his Application for Dispute Resolution.

Enclosed with this Interim Decision is a Notice of Reconvened Hearing for both parties.

Conclusion

This Hearing is adjourned to **April 10, 2013 at 11:00 a.m.** Enclosed with this Interim Decision is a Notice of Reconvened Hearing for both parties.

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: March 08, 2013

Residential Tenancy Branch

