



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      OPR, MNR, FF

### Introduction

This hearing dealt with the landlord's Application for Dispute Resolution seeking an order of possession and a monetary order. The hearing was conducted via teleconference and was attended by the landlord only.

At the outset of the hearing the landlord testified the tenant has vacated the rental unit and has moved to another province. He stated he did not want, at this time to pursue the monetary order and because there is no longer a need for an order of possession he wishes to withdraw his Application in its entirety.

### Issue(s) to be Decided

The issues to be decided are whether the landlord is entitled to an order of possession for unpaid rent; to a monetary order for unpaid rent; and to recover the filing fee from the tenant for the cost of the Application for Dispute Resolution, pursuant to Sections 46, 55, 67, and 72 of the *Residential Tenancy Act (Act)*.

### Conclusion

I accept the landlord's withdrawal and note that the landlord remains at liberty to file a new Application for Dispute Resolution for any damages or losses suffered as a result of the tenancy in accordance with any applicable deadlines in the *Act*.

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: April 17, 2013

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Residential Tenancy Branch

