



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding Sandhill Properties Inc.
and [tenant name suppressed to protect privacy]

INTERIM DECISION

Dispute Codes:

MNR; MNSD; FF

Introduction

This is the Landlord's application for a Monetary Order for unpaid rent and utilities; to retain the security deposit in partial satisfaction of his monetary award; and to recover the cost of the filing fee from the Tenants.

Both parties signed into the Hearing and gave affirmed testimony.

The Tenants acknowledged receipt of the Notice of Hearing documents and the Landlord's documentary evidence on March 3, 2013.

Preliminary Matter

The Tenants testified that on May 6, 2013, they served the Landlord with their documentary evidence, by registered mail, sent to the Landlord's address for service on its Application for Dispute Resolution. The Tenants provided the tracking number for the registered documents. A search of the Canada Post Tracking system indicates that the documents were delivered on May 7, 2013, and signed for by "EB".

The Landlord's agent stated that the Landlord did not receive the Tenant's documentary evidence. He stated that he didn't recognize the name "EB".

I adjourned this matter in order to allow the Tenants to re-serve the Landlord with their documentary evidence, by handing the documents to the Landlord's agent or another agent at the Landlord's address for service. The Tenants were advised to do this with a witness present, or to have the Landlord's agent sign a document acknowledging receipt.

No further documentary evidence will be accepted by either party.

Conclusion

The Landlord's copy of this Decision is accompanied by two copies of a Notice of Reconvened Hearing. This matter is adjourned to the date and time provided in the enclosed Notice of Reconvened Hearing. **The Landlord must serve the Tenants with a copy of the Notice of Reconvened Hearing within three days of receipt of this Interim Decision, in accordance with the provisions of Section 89(1) of the Act.**

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: May 29, 2013

Residential Tenancy Branch