



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes: MND, MNSD, MNR, FF

Introduction

This is the Landlord's application for a Monetary Order for damages and unpaid rent; to apply the security deposit towards his monetary award; and to recover the cost of the filing fee from the Tenant.

The Landlord gave affirmed testimony at the Hearing.

Preliminary Matters

The Landlord testified that he hand delivered the Notice of Hearing documents to the Tenant at her place of business on February 13, 2013. He stated that there was no witness to the service of documents and that he served her at her work place because he did not know her complete residential address. The Landlord stated that he knew the building in which she now lives, but not her suite number.

I find that the Landlord did not provide sufficient evidence to prove service of the Notice of Hearing documents. The teleconference remained open for 10 minutes and the Tenant did not sign in. Therefore, I dismissed the Landlord's application with leave to reapply.

Conclusion

The Landlord's application is dismissed, **with leave to reapply**.

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: May 08, 2013

Residential Tenancy Branch