



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding KB Properties Inc.
Vancouver Eviction Services
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes: O

Introduction

This is the Landlord's application for an Order of Possession.

The Landlord's agent gave affirmed testimony at the Hearing.

The Landlord's agent testified that the Notice of Hearing documents were mailed to the Tenant, via registered mail, to the rental site on August 9, 2013. The Landlord provided the receipt and tracking numbers for the registered documents.

Based on the affirmed testimony of the Landlord's agent and the documentary evidence provided by the Landlord, I am satisfied that the Tenant was duly served with the Notice of Hearing documents by registered mail. Service in this manner is deemed to be effected 5 days after mailing the documents. Despite being served with the Notice of Hearing documents, the Tenant did not sign into the teleconference and the Hearing proceeded in his absence.

Issues to be Decided

- Is the Landlord entitled to an Order of Possession?

Background and Evidence

On July 4, 2013, the Landlord and the Tenant entered into a mutual agreement to end the tenancy effective 1:00 p.m., September 30, 2013. A copy of the agreement was provided in evidence.

The agreement was made in consideration of the Landlord providing the Tenant with compensation. The Landlord's agent testified that the compensation has been provided.

Analysis

I accept that the Landlord's agent's undisputed testimony.

Further to the provisions of Section 48(2)(d) of the Act, I hereby provide the Landlord with an Order of Possession.

Conclusion

I hereby grant the Landlord an Order of Possession effective 1:00 p.m., September 30, 2013. This Order may be filed in the Supreme Court of British Columbia and enforced as an Order of that Court.

This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under Section 9.1(1) of the *Manufactured Home Park Tenancy Act*.

Dated: September 13, 2013

Residential Tenancy Branch

