



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MND, MNSD, MNDC, FF

Introduction

The landlord applies for a monetary award for unpaid rent and for damages for cleaning and repair to the premises after the tenants vacated.

The matter first came on for hearing August 9th and was adjourned at the request of Ms. K.A., articling student to the fixed date of October 1, 2013 at 11:00 o'clock in the morning.

On that return date the landlord did not attend the hearing. The three tenants were in attendance and ready to proceed. In these circumstances the landlord's application is dismissed, with no leave to re-apply.

The landlord is holding a \$425.00 security deposit. In accordance with Residential Tenancy Policy Guideline 17 "Security Deposit and Set off" (*sic*) I grant the tenants a monetary award against the landlord for return of that deposit.

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: October 01, 2013

Residential Tenancy Branch

