



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding Pacifica Housing Advisory Association
and [tenant name suppressed to protect privacy]

INTERIM DECISION

Dispute Codes MNSD MNDC RPP FF

Introduction

This hearing was convened pursuant to applications by the tenant and the landlord. Both parties called in to the teleconference hearing.

At the outset of the hearing, I informed the parties that the issue that takes precedence is the tenant's application for return of personal property. The parties confirmed that the landlord is currently holding the tenant's personal property.

Return of Tenant's Personal Property

I order the landlord to make the tenant's personal property available for the tenant to retrieve by the end of the business day, June 13, 2014.

To give effect to this order, I make the following ancillary orders:

- a) the tenant must inform the landlord in writing, at least two days prior, of the date and time that she wishes to retrieve her possessions;
- b) the landlord must provide the tenant with a complete inventory list of the tenant's possessions, and the landlord and the tenant must sign the inventory list to indicate what items the tenant has retrieved. The landlord must then provide the tenant with a copy of the inventory list and submit a copy of the list to the Residential Tenancy Branch;
- c) any items that the tenant does not retrieve on this date will be considered abandoned and may be disposed of by the landlord. The landlord may amend their claim to request compensation for any costs of disposal of these items;
- d) the tenant must amend her application to reflect the lower monetary claim for items that have been returned to her;

- e) If either party does not comply with this order, the other party may submit additional evidence **on this point only**, to establish the other party's lack of compliance; and
- f) all amendments or evidence of non-compliance with this order **only** must be submitted to the Branch and to the other party, in compliance with the Rules of Procedure.

The hearing will reconvene on the time and date set out in the enclosed notice of hearing.

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: June 5, 2014

Residential Tenancy Branch

