



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      OPR, MNR, FF

### Introduction

The landlord applies for an order of possession pursuant to a ten day Notice to End Tenancy served July 9, 2014 and for unpaid rent and loss of rental income.

The tenant attended. He acknowledged receipt of the Notice. He has fallen upon difficult financial times and has not been able to pay the landlord any rent money since June 2014. He did not dispute the Notice but requests a further five days to find new accommodation before the landlord evicts him.

I grant the landlord an order of possession. She agrees not to evict the tenant until after five days from this day, October 24, 2014.

I grant the landlord a monetary award for unpaid July rent of \$755.00. I permit her to amend her claim to include a claim for loss of rental income from October and I award her \$2265.00 for loss of rental income from the months of August, September and October 2014, plus recovery of the \$50.00 filing fee. I authorize the landlord to retain the \$377.50 security deposit in reduction of the amount awarded. There will be a monetary order against the tenant for the remainder of \$2692.50.

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 24, 2014

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Residential Tenancy Branch

