



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 December 1, 2014 and for a monetary award for unpaid rent.

The tenant did not attend the hearing though duly served by registered mail recorded by Canada Post to have been received by him on December 12, 2014.

I find that this tenancy ended on December 11, 2014 pursuant to the Notice and the operation of s. 46 of the *Residential Tenancy Act*. The landlord will have an order of possession.

On the undisputed evidence of the landlord I grant him a monetary award of \$18,290.00, as claimed, for arrears of rent up to and including the month of December 2014, plus recovery of the \$100.00 filing fee for this application.

I authorize the landlord to retain the tenant's \$475.00 security deposit in reduction of the amount awarded. There will be a monetary order against the tenant for the remainder of \$17,915.00.

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: January 13, 2015

Residential Tenancy Branch

