



Dispute Resolution Services

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes OPR, MNR, FF

This hearing dealt with an application by the landlord for an order of possession and a monetary order. At the hearing, the landlord advised that he served the tenants with the application for dispute resolution and notice of hearing which were delivered to the rental unit one day after the tenants vacated the unit on December 18. The landlord advised that the tenants had not returned to the unit after vacating.

I found that the landlord had rebutted the presumption of service and I found that the tenants had no notice of the claim against them. I therefore dismiss the application with leave to reapply.

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 14, 2015

Residential Tenancy Branch

