



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding COAST REALTY GROUPOWELL RIVER LTD.
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes MNSD, OPR, MNR, FF

Introduction

This hearing dealt with an Application for Dispute Resolution by the landlord for an order of possession, for a monetary order and an order to retain the security deposit in partial satisfaction of the claim.

The landlord's agent attended the hearing. As the tenants did not attend the hearing, service of the Notice of Dispute Resolution Hearing was considered.

The Residential Tenancy Branch Rules of Procedure states that each respondent must be served with a copy of the Application for Dispute Resolution and Notice of Hearing.

The landlord's agent testified the Application for Dispute Resolution and Notice of Hearing were served on each of the respondents in person on December 5, 2014. I find that the tenants have been duly served in accordance with the Act.

At the outset of the hearing the landlord's agent stated that the tenants vacated the rental unit on December 9, 2014 and an order of possession is no longer required. The agent stated that the tenant AC gave her permission for the landlord to retain the security deposit in full satisfaction of unpaid rent. As a result, I find there are no outstanding issues to be heard at today's hearing.

Conclusion

This matter was resolved prior to the hearing. As a result there were no outstanding issues to be heard.

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 06, 2015

Residential Tenancy Branch

