



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding PLAN A REAL ESTATE SERVICES LTD.
and [tenant name suppressed to protect privacy]

DECISION

Dispute codes

MNSD MNDC FF

Introduction

This matter was set for a conference call hearing at 1:30 p.m. on this date. The applicant applied for a Monetary Order and security deposit set off. Only the applicant appeared in this matter. The landlord provided document evidence that they served the tenant by registered mail to an address different than the address provided by the tenant and where the tenant resides; and, that despite tracking information for registered mail the tracking record provided indicates the mail was picked up by someone unknown to the landlord. The applicant requested to withdraw their application with a view to refilling.

Analysis and Conclusion

As the respondent did not appear in the hearing and the evidence is that, likely, they were not apprised of the applicant's claim I find there is no prejudice to the tenant in this matter, therefore I allow withdrawal of this application, which is effectively dismissed with leave to reapply.

It must be noted that leave to reapply is not an extension of any applicable limitation period.

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: February 16, 2015

Residential Tenancy Branch

