



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

### **Dispute Codes**

Tenant: CNR  
Landlord: OPR, MNR, FF

### **Introduction**

This hearing dealt with an application by the tenant for an order setting aside a notice to end this tenancy for unpaid rent dated January 04, 2015, and a cross-application by the landlord, orally amended seeking solely an order of possession. The landlord attended the conference call hearing aided by an interpreter. Although their advocate called into the hearing the tenant did not attend to advance their application.

### **Issue(s) to be Decided**

Is the landlord entitled to an order of possession?

### **Background and Evidence**

The landlord's undisputed testimony is as follows. The tenant failed to pay all rent owed for December 2014 and did not pay the rent owed for January, 2015 therefore the landlord personally served the tenant the notice to end on January 04, 2015 stating that as of January 01, 2015 the tenant owed \$550.00. The landlord testified that to date all outstanding rent, inclusive for January and February 2015, has not been paid. The tenant's advocate claims the tenant is attempting to acquire the unpaid rent.

### **Analysis**

As the tenant did not participate in the hearing their application is dismissed.

I find that the tenant was served with a notice to end tenancy for non-payment of rent and I find the notice to be valid. The tenant has not paid the outstanding rent. Based on the above facts I find that the landlord is entitled to an order of possession.

### **Conclusion**

I grant an Order of Possession to the landlord effective 2 days from the day it is served on the tenant. The tenant must be served with this Order of Possession. Should the tenant fail to comply with the Order, the Order may be filed in the Supreme Court of British Columbia and enforced as an Order of that Court.

This Decision is final and binding on both parties.

*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 03, 2015

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Residential Tenancy Branch

