



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes OPR OPL MNR

Introduction

This hearing dealt with an application by the landlord for an order of possession pursuant to a notice to end tenancy for unpaid rent and a monetary order for unpaid rent. The landlord also applied for an order of possession pursuant to a notice to end tenancy for landlord's use, but as there was no evidence before me that the landlord served the tenant with a notice to end tenancy for landlord's use, I did not address that portion of the application.

The landlord and the tenant called in to the teleconference hearing and gave affirmed testimony.

Preliminary Issues

Order of Possession

In the hearing the tenant stated that she would be vacating the rental unit on February 18, 2015. The landlord and the tenant agreed to an order of possession effective February 18, 2015.

Monetary Order

The landlord and the tenant agreed that the monthly rent is \$600, and the tenant did not pay rent for December 2014 or January 2015. The landlord applied for monetary compensation of \$1200 and I grant the landlord a monetary order for that amount.

Conclusion

I grant the landlord an order of possession effective February 18, 2015. The tenant must be served with the 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.

I grant the landlord a monetary order for \$1200. This order may be filed in the Small Claims Court and enforced as an order of that Court.

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 3, 2015

Residential Tenancy Branch

