



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNDC, O, FF

Introduction

The tenant applies to recover rent paid for a period of time following the landlord contracting with a replacement tenant.

The landlord did not attend the hearing. The tenant served the landlord with the application and notice of hearing by registered mail sent February 16, 2015 to the address provided by the landlord in the tenancy agreement. This method of service is an approved method under s 89 of the *Residential Tenancy Act* (the “*Act*”). Pursuant to s.90 of the *Act*, the landlord is deemed to have received the material on February 21st.

I find the landlord was duly served.

On the undisputed evidence of the tenant I find that she is entitled to recoup \$343.00 of her rent paid January 9, 2015, plus the \$50.00 filing fee for this application.

There will be a monetary order against the landlord in the amount of \$393.00.

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: April 10, 2015

Residential Tenancy Branch

