



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MND MNR MNSD MNDC FF

Introduction

This hearing convened pursuant to the landlord's application for monetary compensation. The landlord called in to the teleconference hearing but the tenant did not.

Preliminary Issue – Service of Notice of Hearing

The landlord stated that the tenant did not provide a forwarding address when she vacated. The landlord stated that he hired a skip tracer to find the tenant but he never found her; one year later the skip tracer tried again and provided the landlord with an address for the tenant. The landlord sent the hearing package, including notice of the hearing, to that address by registered mail. The package was left unclaimed.

The landlord did not provide an affidavit or other evidence from the skip tracer to establish how the tenant's address was obtained. I therefore cannot be satisfied that the tenant was deemed served with notice of the hearing, and I dismiss the application with leave to reapply.

Conclusion

The application is dismissed with leave to reapply.

I note that the issuance of this decision does not extend any applicable deadlines under the Act.

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: September 15, 2015

Residential Tenancy Branch

