



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes OPR, MNR, MT, CNR, FF

Introduction

In the first application, by issue date, the landlords seeks an order of possession pursuant to a ten day Notice to End Tenancy dated June 29, 2015 and for a monetary award for unpaid rent up to and including September 2015.

In the second application the tenant seeks to cancel the ten day Notice and for more time to apply to do so.

At hearing the tenant confirmed that she was vacating the premises on September 11, 2015 and so, by agreement, the landlord will receive an Order of Possession for one o'clock in the afternoon on September 12, 2015.

The tenant also agreed that but for payment of the initial half month's rent in February 2015 and the March rent, she has been unable to pay any rent money since.

On these admissions the landlord is entitled to a monetary award for unpaid rent from April to and including September for a total of \$7380.00, as claimed, plus recovery of the \$100.00 filing fee he paid to bring his application.

I authorize the landlord to retain the \$615.00 security deposit he holds, in reduction of the amount awarded.

He will have a monetary order against the tenant for the remainder of \$6865.00.

This decision was rendered orally at hearing and 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 09, 2015

Residential Tenancy Branch

