



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNR, OPL, MNR, MNSD, MNDC, FF

Introduction

In the first application the tenants seek to cancel a ten day Notice to End Tenancy for unpaid rent.

In the second application the landlords seek an order of possession pursuant to two month Notice to End Tenancy for landlord use of property, for a monetary award for September and October rents and an award of damages for anticipated loss should the tenants fail to move out.

Neither tenant attended the hearing. The landlord Mr. S. attended and was ready to proceed. In these circumstances, the tenants' application is dismissed.

The landlords could not adequately prove service of their application and notice of hearing on either tenant. Mr. S. informed the hearing that the tenants vacated the premises in time and that they had signed off their security deposit and pet damage deposit against outstanding rent. He therefore withdrew the landlords' application.

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: November 13, 2015

Residential Tenancy Branch

