



# Dispute Resolution Services

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## Residential Tenancy Branch Office of Housing and Construction Standards

A matter regarding Mickfield Properties Ltd.  
and [tenant name suppressed to protect privacy]

### **DECISION**

Dispute Codes CNC

#### Introduction

This hearing was scheduled to convene at 9:30 a.m. this date concerning an application made by the tenant seeking an order cancelling a notice to end the tenancy for cause.

The named landlord attended the hearing and represented the landlord company. However, the line remained open while the phone system was monitored for 10 minutes and no one for the tenant attended the call. Therefore, I dismiss the tenant's application.

The landlord advised that the tenant has vacated the rental unit. The *Residential Tenancy Act* states that where I dismiss a tenant's application to cancel a notice to end a tenancy given by a landlord, I must grant an Order of Possession in favour of the landlord provided that the notice given is in the approved form. I have reviewed the 1 Month Notice to End Tenancy for Cause provided as evidence by the tenant, and I find that it is in the approved form and contains information required by the *Act*. It is dated November 26, 2016 and contains an effective date of vacancy of December 31, 2016.

Having dismissed the tenant's application, I grant an Order of Possession in favour of the landlords. Since the effective date of vacancy has passed, I grant the Order of Possession effective immediately.

#### Conclusion

For the reasons set out above, the tenant's application is hereby dismissed without leave to reapply.

I hereby grant an Order of Possession in favour of the landlords effective immediately.

This order is final and binding and may be enforced. 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: January 10, 2017

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Residential Tenancy Branch