



# Dispute Resolution Services

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## Residential Tenancy Branch Office of Housing and Construction Standards

A matter regarding SRSN Ventures Ltd  
and [tenant name suppressed to protect privacy]

### **DECISION**

Dispute Codes Landlord: OPR, MNR, MND, MNSD, MNDC, FF  
Tenant: CNR, LRE, MNDC, O, OLC, RPP

### Introduction

This hearing dealt with cross Applications for Dispute Resolution.

The landlord sought an order of possession and a monetary order. The tenant sought to cancel a notice to end tenancy; a monetary order; and order to restrict the landlord's access to the rental unit and return of personal possessions.

The hearing was conducted via teleconference and was unattended.

### Issue(s) to be Decided

The issues to be decided are whether the landlord is entitled to an order of possession for unpaid rent; to a monetary order for unpaid rent; for damage to the property; for all or part of the security deposit and to recover the filing fee from the tenant for the cost of the Application for Dispute Resolution, pursuant to Sections 37, 38, 46, 55, 67, and 72 of the *Residential Tenancy Act (Act)*.

It must also be decided if the tenant is entitled to cancel a 10 Day Notice to End Tenancy for Unpaid Rent; to a monetary order for compensation; to an order restricting the landlord's access to the rental unit; to an order requiring the landlord to return the tenant's possessions pursuant to Sections 26, 30, 67, and 72 of the *Act*.

### Conclusion

In the absence of the landlord and the tenant I dismiss both the landlord's Application for Dispute Resolution and the tenant's Application for Dispute Resolution in their entirety.

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: March 20, 2017

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**Residential Tenancy Branch**

