



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## DECISION

Dispute Codes          OPC, OPB, MNDC, FF

### Introduction

The landlord applies for an order of possession and a monetary award.

The tenant did not attend the hearing within thirty minutes after its scheduled start time nor did she file material in opposition to the application.

The landlord testifies that he received the filed application and notice of hearing from the Residential Tenancy Branch by email on February 17, 2017 and in the presence of a witness he personally served the tenant at the rental unit. He could not accurately remember the date he served the tenant but testifies that it was within the three days following February 17.

On this evidence I find that the tenant has been duly served with the application and notice of hearing.

The landlord reports that the tenant vacated the rental unit on March 13 and so an order of possession is no longer required.

The tenant has not given a forwarding address in writing.

On the undisputed evidence of the landlord I award him \$125.00 as claimed: for late rent payment, cost of spare keys and show removal.

I award the landlord recovery of the \$100.00 filing fee for this application. I authorize the landlord to recover the total award amount of \$225.00 from the \$375.00 security deposit he holds.

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 15, 2017

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Residential Tenancy Branch

