



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNR LRE PSF RP

Introduction

This hearing was scheduled to convene at 11:00 a.m. this date by way of conference call concerning an application made by the tenant seeking an order cancelling a notice to end the tenancy for unpaid rent or utilities; an order suspending or setting conditions on the landlord's right to enter the rental unit; an order that the landlord provide services or facilities required by the tenancy agreement or the law; and for an order that the landlord make repairs to the unit, site or property.

The line remained open while the phone system was monitored for 15 minutes and no participants joined the call during that time. Therefore, I dismiss the tenant's application.

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, so long as the notice given is in the approved form.

I have reviewed the 10 Day Notice to End Tenancy for Unpaid Rent or Utilities 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 October 2, 2017 and contains an effective date of vacancy of October 12, 2017 for unpaid rent in the amount of \$515.00 that was due on October 1, 2017.

Having dismissed the tenant's application, and having found that the notice given is in the approved form, I grant an Order of Possession in favour of the landlord. Since the effective date of vacancy has passed, I grant the Order of Possession on 2 days notice to the tenant.

Conclusion

For the reasons set out above, the tenant's application is hereby dismissed.

I hereby grant an Order of Possession in favour of the landlord on 2 days notice to the tenant.

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: December 14, 2017

Residential Tenancy Branch