



# Dispute Resolution Services

Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding Trusty Sales Ltd.  
and [tenant name suppressed to protect privacy]

## **DECISION**

Dispute Codes      CNC

### Introduction

This hearing was scheduled for 11:00 a.m. on this date, via teleconference call, to hear the tenant's application to cancel a *1 Month Notice to End Tenancy for Cause*. The landlord appeared or was represented at the hearing; however, there was no appearance on part of the tenant despite leaving the teleconference call open at least 10 minutes so as to provide him the opportunity to appear.

The landlord's agent confirmed the tenant had served the hearing documents upon the landlord. The landlord's agent stated the tenant moved out and returned the keys to the rental unit to the landlord on November 30, 2018 although some abandoned possessions were left behind.

Since the tenant failed to appear and has already moved out of the rental unit, I considered this application abandoned by the tenant and I have dismissed it without leave to reapply. In light of the above circumstances, I consider the tenant to have already returned possession of the rental unit to the landlord does not require an Order of Possession. The landlord is at liberty to deal with the tenant's possession in accordance with the abandoned property rules set out in the Residential Tenancy Regulations.

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 11, 2018

---

Residential Tenancy Branch