



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

## DECISION

Dispute Codes      CNR

### Introduction

This hearing dealt with the tenant's application pursuant to the *Manufactured Home Park Tenancy Act* (the "Act") for an order to cancel a 10 Day Notice to End Tenancy for Unpaid Rent or Utilities pursuant to section 39.

Both the tenants attended the hearing and were assisted by their advocate, GM ("tenant"). The landlord attended the hearing. As all parties were in attendance, service of documents was confirmed. The landlord confirmed receipt of the tenant's application for dispute resolution and the parties acknowledged the exchange of evidence and stated there were no concerns with timely service of documents. Both parties were prepared to deal with the matters of the application.

### Preliminary Issue

The landlord testified that he received the \$400.00 noted as owing on the 10 Day Notice to End Tenancy for Unpaid Rent or Utilities within five days of service upon the tenants. As such, the landlord acknowledged the Notice has no further force or effect in accordance with section 39(4)(a) of the *Manufactured Home Park Tenancy Act*.

### Conclusion

The 10 Day Notice to End Tenancy for Unpaid Rent or Utilities is cancelled.

This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under Section 9.1(1) of the *Manufactured Home Park Tenancy Act*.

Dated: December 19, 2019

---

Residential Tenancy Branch