



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNR, OLC

Introduction

The tenants had applied to cancel a 10 Day Notice to End Tenancy for Unpaid Rent under section 46 of the *Residential Tenancy Act* ("Act") and for an order of compliance under section 62 of the Act.

The landlord's agent attended the hearing on February 5, 2021; the tenants did not.

Preliminary Issue: Tenants Have Abandoned Rental Unit

The agent testified that on January 31, 2021 the landlord's security camera recorded the tenants moving out of the rental unit. They left the door unlocked and open, which of course is a safety issue: there are little children in the house.

Taking into consideration the fact that the tenancy is over and that the tenants failed to attend the hearing, I dismiss the tenants' application without leave to reapply. The landlord's agent acknowledged that an order of possession was unnecessary. I advised that the landlords may go ahead and change the locks on the rental unit.

This decision is made on authority delegated to me under section 9.1(1) of the Act.

Dated: February 5, 2021

Residential Tenancy Branch