



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Ministry of Housing and Social Development

DECISION

Dispute Codes OPR, OPB, MNR, MNSD, FF

Introduction

A substantial amount of documentary evidence and written arguments has been submitted by the parties prior to the hearing. I have thoroughly reviewed all submissions.

I also gave the parties the opportunity to give their evidence orally and the parties were given the opportunity to ask questions of the other parties.

All testimony was taken under affirmation.

Issues(s) to be Decided

This is a request for an Order of Possession based on a Notice to End Tenancy for non-payment of rent it was posted on the respondent store on June 23, 2009, and a request for a monetary order for \$3886.00 in outstanding rent. The applicants are also requesting that the respondent's bear the \$50.00 cost of the filing fee that was paid for this dispute resolution hearing.

Decision and reasons

The tenant(s) have failed to comply with a Notice to End Tenancy and rent in the amount of \$3922.00 is still outstanding to the end of September 2009. The tenant testified that they do owe the full amount claimed by the landlord and the do not dispute any of this claim.



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Therefore, pursuant to Section 55, I have issued an order of possession for 15 days after service on the respondent's.

The landlord(s) is given a formal Order of Possession.

I also Order, pursuant to Section 38, that the landlord(s) may retain the full security deposit plus interest (\$507.43) towards the outstanding rent.

I further Order pursuant to Section 67 that the respondent(s) pay to the applicant(s) the sum of:

Remaining Outstanding rent	\$3414.57
Total	\$3464.57

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: September 17, 2009.

Dispute Resolution Officer