Dispute Resolution Services

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

<u>Dispute Codes</u>   MT, CNC, MNDC, MNSD

<u>Introduction</u>

This hearing dealt with the tenants' Application for Dispute Resolution seeking more time to cancel a notice to end tenancy; to cancel a notice to end tenancy; and a monetary order.

The hearing was conducted via teleconference and was attended by the landlords only. The applicant tenants did not attend.

During the hearing, the landlords verbally requested an order of possession should the tenants be unsuccessful in their Application.

<u>Issue(s) to be Decided</u>

The issues to be decided are whether the tenants are entitled to more time to apply to cancel a notice to end tenancy; to cancel a 1 Month Notice to End Tenancy for Cause; to a monetary order for compensation for damage or loss; and for all or part of the security deposit, pursuant to Sections 38, 47, 67, and 72 of the *Residential Tenancy Act (Act).*

If the tenants are unsuccessful in the portion of their Application seeking to cancel the 1 Month Notice to End Tenancy for Cause it must be decided if the landlord is entitled to an order of possession, pursuant to Section 55 of the *Act*.

<u>Conclusion</u>

In the absence of the applicant tenants I dismiss their Application in its entirety.

As I have dismissed the tenants' Application to cancel a 1 Month Notice to End Tenancy and the landlord has verbally request and order of possession, I find, in accordance with Section 55(1) the landlord is entitled to an order of possession effective **two days after service on the tenants**.

This order must be served on the tenants. If the tenants fail to comply with this order the landlord may file the order with the Supreme Court of British Columbia and be enforced as an order of that Court.

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 11, 2012.

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Residential Tenancy Branch