



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes: MNDC LRE LAT FF

### **Introduction**

Only the tenant attended the hearing. He is applying pursuant to the *Residential Tenancy Act* (the Act) for orders as follows:

- a) A finding that he is a legal tenant;
- b) An Order that the landlord ensure his privacy and reasonable enjoyment pursuant to section 28 and give legal notice of entry pursuant to section 29;
- c) That restrictions be placed on the landlord's entry;
- d) An order allowing the tenant to change the locks on the unit;
- e) A Monetary Order or Rent rebate for the landlord's illegal entry and cutting off his facilities of electricity and water.

The tenant said he served the landlord with the Application by registered mail. However, although he searched for 15 minutes, he was unable to provide me with any registered mail receipt number to verify the landlord had been served.

### **Conclusion:**

Pursuant to section 89 of the Act, an applicant must served the respondent with the Application/Notice of Hearing. I find there is insufficient proof of service of the tenant's Application. I dismiss the Application with leave to reapply.

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 09, 2015

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Residential Tenancy Branch

