

DECISION

Dispute Codes MNR, MNSD, MNDC

Introduction

This hearing dealt with the landlord's Application for Dispute Resolution for a monetary order.

The hearing was conducted via teleconference and was attended by the tenant only. The landlord did not attend.

Issues(s) to be Decided

The issues to be decided are whether the landlord is entitled; to a monetary order for unpaid rent; for damage to the rental unit; and for all or part of the security deposit, pursuant to sections 38, 45, 67, and 72 of the *Residential Tenancy Act (Act)*.

Background and Evidence

No documentary evidence was provided by either party.

Conclusion

As the applicant landlord failed to appear at this hearing, I dismiss his application in its entirety, without leave to reapply.

In the absence of any evidence, including when the tenancy ended, I note that the tenant is at liberty to file an application for the return of his security deposit or double the amount of the security deposit if the landlord has failed to return the deposit.

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: July 08, 2010.

Dispute Resolution Officer