



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNR, CNC, LAT, LRE

Introduction and Analysis

This telephone conference call hearing was convened as the result of the tenants' application for dispute resolution under the Residential Tenancy Act (the "Act") seeking an order cancelling a 1 Month Notice to End Tenancy for Cause and a 10 Day Notice to End Tenancy for Unpaid Rent, an order suspending or setting conditions on the landlord's right to enter the rental unit and an order authorizing the tenant to change the locks to the rental unit.

The hearing began at 2:30 p.m. as scheduled and the telephone system remained open and was monitored for 10 minutes. During this time, the applicant/tenants did not dial into the telephone conference call hearing; however, the landlord appeared and was ready to proceed.

Conclusion

In the absence of the tenants to present their claim and due to the attendance by the landlord, I therefore dismiss the tenants' application, without 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* and is being mailed to both the applicant and the respondent.

Dated: December 12, 2012.

Residential Tenancy Branch