



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

## DECISION

Dispute Codes      OPB MND MNR MNSD FF

### Introduction

This hearing dealt with an Application for Dispute Resolution by the landlord under the *Residential Tenancy Act* (the “Act”) for an order of possession for breach of an agreement with the landlord, for a monetary order for unpaid rent or utilities, for damage to the unit, site or property, for authorization to keep all or part of the security deposit or pet damage deposit, and for recovery of the filing fee.

The applicant landlord was provided with a copy of the Notice of a Dispute Resolution Hearing after filing their application dated February 05, 2013. The landlord, however, did not attend the hearing set for today at 11:00 a.m. (Pacific Time). The phone line remained open for ten minutes and was monitored throughout this time. The only parties to call into the hearing were the respondent tenant and the tenant’s support.

### Analysis and Conclusion

Following the ten minute waiting period, **the application of the landlord was dismissed without leave to reapply.**

This decision is final and binding on the parties, except as otherwise provided under the Act, and 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: April 26, 2013

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Residential Tenancy Branch

