



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding Parkland Place  
and [tenant name suppressed to protect privacy]

## **DECISION**

### Dispute Codes:

ERP and RP

### Introduction

This hearing was convened in response to an Application for Dispute Resolution, in which the Tenant applied for an Order requiring the Landlord to make emergency repairs to the rental unit and to make repairs to the rental unit.

### Issue(s) to be Decided

Is there a need to issue an order requiring the Landlord to make repairs to the unit?

### Background and Evidence

Section 61 of the *Residential Tenancy Act* states that upon accepting an application for dispute resolution, the director must set the matter down for a hearing and that the director must determine if the hearing is to be oral or in writing. In this case, the hearing was scheduled for a teleconference hearing.

Rule 10.1 of the Rules of Procedure stipulates that the hearing must commence at the scheduled time unless otherwise decided by the arbitrator. The arbitrator may conduct the hearing in the absence of a party and may make a decision or dismiss the application, with or without leave to re-apply.

This hearing commenced at the scheduled start time of 9:00 a.m. on this date and the teleconference was monitored until 9:11. Neither the Applicant nor the Respondent dialed into the teleconference during this time.

### Analysis

I find that the Application for Dispute Resolution has been abandoned.

Conclusion

I dismiss the Application with leave to reapply, as I have not made any findings of fact or law with respect to the application.

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: May 01, 2013

---

Residential Tenancy Branch