



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNSD, OPR, MNR, MNDC, FF

Introduction and Analysis

This was the adjourned telephone conference call hearing convened to deal with the landlord's application for dispute resolution under the Residential Tenancy Act (the "Act") for an order of possession for the rental unit, a monetary order for money owed or compensation for damage or loss and unpaid rent, for authority to retain the tenant's security deposit, and for recovery of the filing fee.

At the original hearing held on May 3, 2013, which was attended by the landlord, the female tenant, and a tenant support worker, the parties agreed to and requested an adjournment to possibly resolve pending issues between the parties dealing with unpaid rent and vacant possession of the rental unit.

The present hearing began at 1:00 p.m. as scheduled and the telephone system remained open and was monitored for 11 minutes. During this time, neither the applicant/landlord nor the respondents/tenants or their support worker dialed into the telephone conference call hearing.

Conclusion

In the absence of the landlord to present her claim, pursuant to section 10.1 of the Residential Tenancy Branch Rules of Procedure (Rules), I dismiss the landlord's 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: June 04, 2013

Residential Tenancy Branch