



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes OPR, MNR

Introduction

This hearing dealt with an Application for Dispute Resolution by the landlord for an order of possession, and a monetary order for unpaid rent.

On October 9, 2013, the landlord filed an application for dispute resolution which proceeded by the direct request process, which is a non-participatory, ex parte hearing. On October 23, 2013, I made an interim decision as I had found the direct request process was not appropriate for this dispute and a reconvene hearing was scheduled to proceed on this date.

However, neither party attended the telephone conference call at 2:00 P.M. on this date. The line remained open while the phone system was monitored for ten minutes and no participant called into the hearing during this time. Therefore, as the landlord did not attend the hearing by 2:10 P.M., I dismiss the claim with leave to reapply. This is not an extension of any statutory deadline.

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: December 13, 2013

Residential Tenancy Branch

