



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes: OPR, MNR, FF

Introduction / Background / Evidence

In response to the landlord's application, this hearing was scheduled to commence at 9:30 a.m. on April 15, 2015 by way of telephone conference call. The landlord attended and gave affirmed testimony. However, following the passage of 20 minutes neither tenant had appeared, and the hearing was then concluded. In his application the landlord seeks an order of possession / a monetary order as compensation for unpaid rent / and recovery of the filing fee.

The landlord filed his online application for dispute resolution with the Residential Tenancy Branch (the "Branch") during the evening of March 10, 2015. In response, by email dated March 11, 2015, the Branch provided the landlord with 2 separate Notice of a Dispute Resolution Hearing documents to be served, respectively, on each of the 2 tenants named in his application. By email, the landlord was also instructed, in part:

All available evidence, including any relevant Notice to End Tenancy, must also be submitted immediately to the Residential Tenancy Branch. Please keep originals, and submit copies only.

If evidence is not available at the time of filing, it must be served as soon as possible, and in any event, received by the respondents and the Residential Tenancy Branch no later than 14 clear days before the hearing.

If the evidence is not served within all of the above timeframes, you must be prepared to prove to the arbitrator why you could not meet these requirements.

Despite the above instructions, the landlord provided no documentary evidence whatsoever to the Branch in support of his application, and he offered no clear and / or persuasive explanation around why this was the case. Accordingly, this particular application must be dismissed.

Conclusion

The landlord's application is hereby dismissed.

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: April 15, 2015

Residential Tenancy Branch

