



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding H REMPEL (OWNER OF SUMMIT APTS)  
and [tenant name suppressed to protect privacy]

## DECISION

Dispute Codes      MNSD, RPP

### Introduction

This matter was set for hearing by telephone conference call at 9:00 a.m., in response to an Application for Dispute Resolution (the "Application") made by the Tenants for the return of the security deposit and their personal property. The line remained open while the phone system was monitored for ten minutes and the only participant who called into the hearing during this time was the Landlord named on the Application.

### Analysis & Conclusion

Rule 10.1 of the Dispute Resolution Proceedings Rules of Procedure states 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.

As the Tenants did not appear and the Respondent Landlord appeared and was ready to proceed, I dismiss the Tenants' Application **without** leave to reapply. This file is now closed.

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: September 14, 2015

---

Residential Tenancy Branch

