



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding LANGLEY QUARTER MIDGET ASSOCIATION
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes MNDC

Introduction

This hearing was set for a conference call at 1:30 p.m., in response to an Application for Dispute Resolution (the “Application”) made by the Tenant for money owed or compensation for damage or loss under the *Manufactured Home Park Tenancy Act*.

The line remained open while the phone system was monitored for ten minutes and the only participants who called into the hearing was an agent for the Landlord. The Landlord confirmed that the address documented on the Tenant’s Application was a four year old address and that they no longer receive documents to this address. Therefore, the Landlord’s correct address was amended on the Tenant’s 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 Tenant did not appear by 1:40 p.m., and the Landlord appeared and was ready to proceed, I dismiss the Tenant’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 *Manufactured Home Park Tenancy Act*.

Dated: October 06, 2015

Residential Tenancy Branch