



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes RP, ERP, OLC

Introduction

This hearing was convened as a result of the tenant's application for dispute resolution under the Residential Tenancy Act ("Act"). The tenant applied for an order requiring the landlord to make repairs and emergency repairs to the rental unit and for an order requiring the landlord to comply with the Act, regulations, or tenancy agreement .

The hearing began as scheduled and the telephone system remained open and was monitored for 11 minutes. During this time, neither the applicant/tenant nor the respondent/landlord dialed into the telephone conference call hearing.

Analysis and Conclusion

In the absence of the tenant to present their claim, pursuant to section 10.1 of the Dispute Resolution Rules of Procedure (Rules), I dismiss the tenant's application, with leave to reapply.

Leave to reapply is not an extension of any applicable limitation period.

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 22, 2015

Residential Tenancy Branch

