



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## DECISION

Dispute Codes      OPC, MNR, MND, MNDC, MNSD, FF

### Introduction

This hearing dealt with the landlord's application pursuant to the *Residential Tenancy Act* ("the *Act*") for an Order of Possession; a monetary order for unpaid rent and damage or loss pursuant to section 67; authorization to retain all or a portion of the tenant's security deposit pursuant to section 38; and authorization to recover the filing fee for this application pursuant to section 72.

While the tenant attended the hearing by way of conference call, the applicant/landlord did not. I waited until 9:50 a.m. in order to enable the Applicant to connect with this teleconference hearing scheduled for 9:30 a.m.

Rule 10.1 of the Rules of Procedure provides as follows:

The dispute resolution proceeding must commence at the scheduled time unless otherwise decided by the Arbitrator. The Arbitrator may conduct the dispute resolution proceeding in the absence of a party and may make a decision or dismiss the application, with or without leave to re-apply.

Therefore, **in the absence of the applicant/landlord's participation in this hearing, I order the landlord's application dismissed without liberty 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 *Residential Tenancy Act*.

Dated: March 18, 2016

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Residential Tenancy Branch

