



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNC OPC MNR MND MNSD

Introduction

This hearing dealt with applications from both the landlord and the tenant under the *Residential Tenancy Act* ("the *Act*"). The landlord applied for an Order of Possession for Cause pursuant to section 55; a monetary order pursuant to section 67; authorization to retain the tenant's security deposit pursuant to section 38. The tenant applied for cancellation of the landlord's 1 Month Notice to End Tenancy for Cause pursuant to section 47.

Neither party attended at the appointed time set for the hearing. Rule 10.1 of the Rules of Procedure regarding the commencement of a hearing provides as follows:

The hearing must commence at the scheduled time unless otherwise decided by the dispute resolution officer. The dispute resolution officer 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.

In the absence of any evidence or submissions by either party, I order both applications dismissed with liberty to reapply. I make no findings on the merits of the matters within each application.

Conclusion

I dismiss the landlord's application in its entirety with leave to reapply.

I dismiss the tenants' application in its entirety with 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 *Residential Tenancy Act*.

Dated: September 19, 2016

Residential Tenancy Branch

