



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding PACIFIC COVE PROPERTIES  
[tenant name suppressed to protect privacy]

## **DECISION**

Dispute Codes MT, CNC, ERP, RP

### Introduction

This hearing dealt with a tenant's Application for Dispute Resolution (the "Application") under the Residential Tenancy Act (the "*Act*") for:

- more time to file their Application to cancel the landlord's One Month Notice to End Tenancy for Cause (the "One Month's Notice");
- cancellation of the landlord's One Month Notice;
- the landlord to make emergency repairs for health or safety reasons; and
- the landlord to make repairs to the unit, site or property.

Neither the tenant nor the landlord appeared at the teleconference hearing. The parties were given the opportunity to do so for 27 minutes after the hearing was to start.

### Conclusion

As neither party appeared, I dismiss the tenant's application 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: December 14, 2016

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Residential Tenancy Branch