



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding COBALT HOTEL
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes OPT

Introduction

The matter was set for a hearing at 11.00 a.m. on this date to hear the tenant's application. The hearing went ahead as scheduled the landlord's agent dialed into the conference call. The line remained open for 10 minutes; however, no one for the tenant dialed into the call.

Analysis and Conclusion

Rule 7.1 of the Residential Tenancy Branch Rules of Procedure provides as follows:

Commencement of Hearing: The Dispute Resolution Hearing will commence at the scheduled time unless otherwise set by the Arbitrator. Rule 7.3 provides for the consequences of not attending the hearing and states: If a party or their agent fails to attend the hearing, the Arbitrator may conduct the Dispute Resolution Hearing in the absence of that party, or dismiss the application with or without leave to reapply.

Based on the above I find that the tenant has failed to attend the hearing to present the merits of their application, and the respondent's representative did attend and was ready to proceed. The application is therefore dismissed 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 *Residential Tenancy Act*.

Dated: April 10, 2017

Residential Tenancy Branch