



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes

CNC

### Introduction

This hearing dealt with an Application for Dispute Resolution by the tenant filed under the Residential Tenancy Act (the “Act”) to cancel a 1 Month Notice to End Tenancy for Cause, issued on March 27, 2017.

This matter was set for hearing by telephone conference call at 9:30 A.M on this date. The line remained open while the phone system was monitored for ten minutes and the only participant who called into the hearing during this time was the landlord. Therefore, as the tenant did not attend the hearing by 9:40 A.M, and the landlord appeared and was ready to proceed, I dismiss the tenant’s application without leave to reapply.

Although the landlord is entitled to an order of possession, pursuant to section 55 of the Act, the landlord stated that they do not need the order as the tenant has vacated the premises.

### Conclusion

The tenant’s application is dismissed. The tenant has vacated the rental unit and the landlord does not require an order of possession.

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: May 03, 2017

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Residential Tenancy Branch