



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes OPR, MNR, FF

Introduction

This hearing was convened by way of conference call concerning an application made by the landlord seeking an Order of Possession and a monetary order for unpaid rent or utilities and to recover the filing fee from the tenant for the cost of the application.

The landlord attended the hearing, however no one for the tenant joined the call.

The landlord did not serve the hearing package upon the tenant, and therefore the tenant has no knowledge of this hearing. The *Residential Tenancy Act* requires a party who makes a claim to serve the other party within 3 days of filing the application for dispute resolution. Since the landlord has not done so, I dismiss the landlord's application.

Conclusion

For the reasons set out above, the landlord's application is hereby dismissed.

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 21, 2017

Residential Tenancy Branch