



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNR MND FF

Introduction

This hearing dealt with the landlord's application pursuant to section 58 of the *Residential Tenancy Act* (the "Act").

While the respondent tenant J.N. attended the hearing by way of conference call, the applicant tenant did not, although I waited until 1:40 P.M. in order to enable the landlord to connect with this teleconference hearing scheduled for 1:30 P.M. Tenant J.N. attended the hearing and was given a full opportunity to be heard, to present sworn testimony, to make submissions and to call witnesses.

Rule 7.1 of the Rules of Procedure provides as follows:

7.1 Commencement of the hearing The hearing must commence at the scheduled time unless otherwise decided by the arbitrator. The arbitrator 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.

Conclusion

In the absence of the applicant's participation in this hearing, I order the application dismissed in its entirety without liberty 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 5, 2017

Residential Tenancy Branch