



Dispute Resolution Services

Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding KAREN JOHNSON
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNR, ERP, DRI, FF, LR, MNDC, OLC, RR.

Introduction

This matter dealt with an application by the Tenant to cancel a Notice to End Tenancy for unpaid rent, to recover the costs of emergency repairs, to dispute a rent increase, to set conditions on the landlords right of entry, for compensation for loss or damage under the Act, regulations or tenancy agreement, for the landlord to comply with the Act, regulations and tenancy agreement and for a rent reduction.

This matter was set for hearing at 11:00 a.m. on this date. The applicant failed to attend the hearing by 11:10 a.m.

Residential Tenancy Branch Rules of Procedure, section 10.1, provides:

10.1 Commencement of the dispute resolution proceeding

The dispute resolution proceeding must commence at the scheduled time unless otherwise decided by the arbitrator. The arbitrator may conduct the dispute resolution proceeding in the absence of a party and may make a decision or dismiss the application, with or without leave to re-apply.

In the absence of an appearance by the applicant by 11:10 a.m., this application is abandoned and dismissed without leave to reapply.

Consequently as the Tenant has been unsuccessful in canceling the 10 Day Notice to End Tenancy for Unpaid Rent dated January 4, 2018 and pursuant to section 55 of the Act, the Landlord is entitled to an Order of Possession. I grant the Landlord an Order of Possession effective two days after service of the Order on the Tenant.

Conclusion

The Tenant's application is dismissed without leave to reapply.

An Order of Possession effective two days after service of the Order on the Tenant has been issued to the Landlord. A copy of the Order must be served on the Tenant in accordance with the Act: the Order of Possession and may be enforced in the Supreme Court of British Columbia.

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: March 12, 2018.

Residential Tenancy Branch