



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MND MNSD MNDC FF

Introduction and Analysis

This hearing dealt with an Application for Dispute Resolution (“application”) by the landlord under the *Residential Tenancy Act* (“Act”) for a monetary order in the amount of \$2,825.00 for damages to the rental unit or property, for money owed or compensation for damage or loss under the *Act*, regulation or tenancy agreement, for authorization to retain the tenant’s security deposit and/or pet damage deposit, and to recover the cost of the filing fee.

The landlord was provided with a copy of the Notice of a Dispute Resolution Hearing dated September 6, 2017. The landlord; however, did not attend the teleconference hearing set for Wednesday March 14, 2018 at 1:30 p.m. Pacific Time. The phone line remained open for 10 minutes and was monitored throughout this time. The only persons to call into the hearing were the respondent tenant and the tenant’s daughter.

Following the ten minute waiting period, the application of the landlord was **dismissed without leave to reapply** as the landlord failed to attend the hearing to present the merits of their application. The tenant did attend the hearing and was ready to proceed.

I do not grant the landlord the recovery of the cost of the filing fee as result of the above.

Conclusion

The landlord’s application is dismissed without leave to reapply.

This decision does not extend any applicable time limits under the *Act*.

This decision will be emailed to both parties as the landlord included an email address in their application and the tenant provided their email address during the hearing.

This decision is final and binding on the parties, except as otherwise provided under the *Act*, and 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 15, 2018

Residential Tenancy Branch