



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding 1014269 BC LTD.
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNR, LAT, LRE

Introduction

This hearing convened as a result of a Tenants' Application for Dispute Resolution wherein the Tenants sought to cancel a 10 Day Notice for Unpaid Rent or Utilities issued on February 4, 2018 (the "Notice"), an Order limiting the Landlord's right to enter the rental unit, as well as an Order permitting the Tenants to change the locks on the rental unit.

The hearing was scheduled for teleconference at 9:00 a.m. on April 12, 2018. The line remained open while the phone system was monitored for ten minutes and no participant called into the hearing during this time.

Analysis and Conclusion

Rules 7.1 and 7.3 of the *Residential Tenancy Branch Rules of Procedure* provides as follows:

Commencement of Hearing:

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

Consequences of not attending the hearing

If a party or their agent fails to attend the hearing, the arbitrator may conduct the dispute resolution hearing in the absence of that party, or dismiss the application, with or without leave to re-apply.

As neither party called into the hearing by 9:10, I dismiss the Tenants' claim with leave to reapply. **I note this does not extend any applicable time limits under the Act.**

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: April 12, 2018

Residential Tenancy Branch