



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## DECISION

### Dispute Codes:

OPU, FF

### Introduction

This hearing was convened to deal with an application by the Landlord, which had started as a Direct Request and was adjourned to a participatory hearing. The Landlord sought an Order of Possession for unpaid rent and utilities and to recover the associated Filing Fee.

### Issue(s) to be Decided

Should the Landlord be granted an Order of Possession, a Monetary Order for Unpaid Rent and compensation for the Filing Fee?

### Background and Evidence

This hearing was scheduled for a teleconference hearing on this date.

Rule 7.1 of the Rules of Procedure stipulates that 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.

This hearing was scheduled to commence at 11:00 a.m. on April 16, 2018. I dialed into the teleconference at 11:00 a.m. and monitored the teleconference until 11:11 a.m. Neither the Applicant nor the Respondent dialed into the teleconference during this time. I confirmed that the correct call-in numbers and participant codes had been provided in the Notice of Hearing. I also confirmed from the teleconference system that I was the only person who had called into this teleconference.

Analysis

I find that the Application for Dispute Resolution has been abandoned.

Conclusion

I dismiss the Application for Dispute Resolution with leave to reapply, however, this does not extend any applicable time limits under the legislation. I have not made any findings of fact or law with respect to the application.

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: April 16, 2018

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Residential Tenancy Branch