



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding URBAN VISION HOUSING
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNC OLC

Introduction

This decision pertains to the Tenant's application for dispute resolution made on May 24, 2018, under the *Residential Tenancy Act* (the "Act"). The Tenant seeks an order cancelling a One Month Notice to End Tenancy for Cause (the "Notice"), and an order for the Landlord to comply with the Act, Regulation, or the Tenancy Agreement.

Section 55 of the Act requires that when a tenant applies for dispute resolution seeking to cancel a notice to end tenancy issued by a landlord, I must consider if the landlord is entitled to an order of possession if the application is dismissed and the landlord has issued a notice to end tenancy that complies with the Act.

Issues to be Decided

1. Is the Tenant entitled to an order for the Landlord to comply with the Act, Regulation, or the Tenancy Agreement?
2. Is the Tenant entitled to an order cancelling the Notice?
3. If the Tenant is not entitled to an order cancelling the Notice, is the Landlord entitled to an order of possession pursuant to section 55 of the Act?

Background and Evidence

The dispute resolution hearing was scheduled for a teleconference hearing on this date.

Rule 7.1 of the *Rules of Procedure*, under the Act, requires that a hearing start at the scheduled time unless otherwise set by the arbitrator.

Rule 7.3 of the *Rules of Procedure* permits an arbitrator to conduct a hearing in the absence of any party, and may make a decision or dismiss the application, with or without leave to re-apply.

A hearing regarding the application was scheduled to commence at 11:00 a.m. on July 16, 2018. I dialed into the teleconference at 11:00 a.m. and monitored the teleconference line until 11:10 a.m. Neither the Tenant nor the Landlord 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 Dispute Resolution Proceeding. The Internet monitoring system indicated that I was the only person in attendance.

Analysis

I find that the Tenant's application for dispute resolution is abandoned.

Conclusion

I dismiss the Tenant's application, 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 regarding the application.

This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under subsection 9.1(1) of the Act.

Dated: July 16, 2018

Residential Tenancy Branch