



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding 0868732 B.C. LTD.(SUNRISE VALLEY MHP)
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes OPRM-DR, FFL

Introduction

This decision pertains to the Landlord's application for direct request dispute resolution made on June 9, 2018, under the *Manufactured Home Park Tenancy Act* (the "Act"). The application was adjourned to a participatory hearing in order that the Landlord provide a signed tenancy agreement, and for other matters.

The Landlord sought an order of possession and a monetary order for unpaid rent, and for recovery of the filing fee.

Issues to be Decided

1. Is the Landlord entitled to an order of possession?
2. Is the Landlord entitled to a monetary order for unpaid rent?
3. Is the Landlord entitled to a monetary order for recovery of the filing fee?

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 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 9:30 a.m. on July 19, 2018. I dialed into the teleconference at 9:30 a.m. and monitored the teleconference line until 9:40 a.m. Neither the Tenants 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 application has been abandoned.

Conclusion

I dismiss the Landlord'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 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 of the Act.

Dated: July 19, 2018

Residential Tenancy Branch