



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding SOCIETY OF HOPE
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNQ

Introduction

This hearing convened as a result of a Tenant's Application for Dispute Resolution, filed July 16, 2018, wherein the Tenant sought an Order cancelling a 2 Month Notice to End Tenancy Because the Tenant Does Not Qualify for Subsidized Rental issued on July 13, 2018 (the "Notice").

The Tenants' application was set for hearing by telephone conference call at 11:00 a.m. on this date. The line remained open while the phone system was monitored for 17 minutes and the only participants who called into the hearing during this time were representatives on behalf of the Landlord.

The Tenant did not attend this hearing, although I left the teleconference hearing connection open until 11:17 a.m. 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 the Landlords representatives and I were the only ones who had called into this teleconference.

Preliminary Matter

The Landlord's representative confirmed the legal name of the Landlord. Pursuant to section 64(3) of the *Act* I amend the Tenant's Application to correctly name the Landlord.

Analysis and Conclusion

Rules 7.1 and 7.3 of the *Residential Tenancy Branch Rules of Procedure* provide 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 the Tenant did not attend the hearing by 9:10 a.m., and the Landlord's representatives appeared and were ready to proceed, I dismiss the Tenant's claim without leave to reapply.

I have reviewed the Notice and find it complies with section 52 of the *Act* in terms of form and content; as such and pursuant to section 55(1) of the *Residential Tenancy Act*, **I grant the Landlord an Order of Possession effective 1:00 p.m. on September 30, 2018.** The Landlord must serve the Order on the Tenant and may file and enforce the Order in the B.C. Supreme Court.

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: September 11, 2018

Residential Tenancy Branch