



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding HOMELIFE GLENAYRE REALTY  
and [tenant name suppressed to protect privacy]

## DECISION

Dispute Codes      CNR, MNDCT, RP, LRE, FFT

### Introduction and Analysis

This hearing dealt with an Application for Dispute Resolution (“application”) by the tenant seeking remedy under the *Residential Tenancy Act* (“Act”) for a monetary order in the amount of \$1.00, to cancel a 10 Day Notice to End Tenancy for Unpaid Rent or Utilities (“10 Day Notice”), for an order for repairs to the unit, site or property, for an order to suspend or set limits on the landlord’s right to enter the unit, site or property, and to recover the cost of the filing fee.

The tenant was provided with a copy of the Notice of a Dispute Resolution Hearing dated August 31, 2018. The tenant; however, did not attend the teleconference hearing set for this date, Thursday, October 4, 2018 at 11:00 a.m. Pacific Time. The phone line remained open for 10 minutes and was monitored throughout this time. The only persons to call into the hearing were an agent for the landlord GF (“agent”) and a property manager for the landlord AH (“property manager”) who indicated that they were ready to proceed. I have confirmed that file records support that the tenant did not make any attempt to cancel the hearing prior to the hearing.

Following the ten minute waiting period, the application of the tenant was **dismissed without leave to reapply** as the tenant failed to attend the hearing to present the merits of their application or at the very least cancel their scheduled hearing in advance of the hearing. The agent and property manager did attend the hearing and were ready to proceed. The agent testified that the tenant vacated the rental unit on September 28, 2018 and that the parties signed a Mutual Agreement To End Tenancy (“Mutual Agreement”) document. A copy of the Mutual Agreement was submitted in evidence.

I do not grant the tenant the recovery of the cost of the filing fee as result of the above.

Conclusion

The tenant's application is dismissed without leave to reapply.

This decision does not extend any applicable time limits under the *Act*.

The decision will be emailed to the email addresses confirmed for the landlord during the hearing and provided by the tenant in their application.

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: October 4, 2018

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Residential Tenancy Branch