



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding CL 17719 GP LTD.
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes OPRM-DR, FFL

Introduction

This decision pertains to the landlord's application for dispute resolution under the *Residential Tenancy Act* (the "Act"). The landlord sought the following relief:

1. an order of possession for unpaid rent under section 55 of the Act;
2. a monetary order for unpaid rent under section 67 of the Act; and,
3. a monetary order for recovery of the filing fee under sections 67 and 72(1) of the Act.

The landlord applied for the above-noted reliefs by way of direct request proceeding, which was adjourned to a participatory hearing to clarify issues regarding the legal name of the landlord. A dispute resolution hearing was convened on October 11, 2018.

Issues

1. Is the landlord entitled to an order of possession for unpaid rent?
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. Further, 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 11:00 a.m. on October 11, 2018. I dialed into the teleconference at 11:00 a.m. and monitored the teleconference line until 11:00 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: October 11, 2018

Residential Tenancy Branch