Dispute Resolution Services

Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding 450617 BC LTD.
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes   CNR, ERP, RP, RR

Introduction

On August 20, 2018, the Tenant submitted an Application for Dispute Resolution under the *Residential Tenancy Act* (the "Act") to cancel a 10 Day Notice to End Tenancy, to obtain an Order for emergency repairs and to reduce the rent, and to claim reimbursement for the filing fee. The matter was set for a participatory hearing via conference call.

Preliminary Matters

This hearing was scheduled for a conference call hearing on this date.

Rule 7.1 of the *Residential Tenancy Branch - Rules of Procedure* stipulates that the hearing must commence at the scheduled time unless otherwise decided by the Arbitrator. The Arbitrator may conduct the hearing in the absence of a party and may make a decision or dismiss the Application, with or without leave to re-apply.

This hearing was scheduled to commence at 11:00 a.m. on this date.   I dialed into the teleconference at 11:00 a.m. and monitored the teleconference until 11:10 a.m. Neither the Applicant nor the Respondent 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 Hearing. I also confirmed from the teleconference system that I was the only person who had called into this teleconference.

Analysis

I find that the Application for Dispute Resolution has been abandoned.

Conclusion

I dismiss the Application for Dispute Resolution 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(1) of the *Residential Tenancy Act.*

Dated: October 11, 2018

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Residential Tenancy Branch