



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      MNR, FF

### Introduction

The landlord applies to recover \$552.00 of rent and the filing fee.

The respondent tenant did not attend the hearing within ten minutes after its scheduled start time at 1:30 p.m. on January 14, 2020. The teleconference hearing connection remained open during that time in order to enable the parties to call into the teleconference hearing. The call-in numbers and participant codes provided in the Notice of Hearing were confirmed as correct. The teleconference system audio console confirmed that the landlord's representatives and this arbitrator were the only ones who had called into this teleconference during that period.

Mr. R. M. for the landlord showed that the tenant had been served with the application and notice of hearing by registered mail. A copy of the registered mail receipt was filed as was the Canada Post report showing that the mail was received and signed for by the tenant on September 20, 2019. I find the tenant has been duly served.

On the undisputed evidence of Ms. T.A. for the landlord I find that the tenant's rent for this subsidized house was reassess according to the terms of the tenancy resulting in a rise in rent from \$528.00 to \$540.00 effective June 1, 2019. The tenant owes the landlord \$12.00 for the balance of June rent and \$540.00 for July rent.

I award the landlord \$552.00 as claimed, plus recovery of the \$100.00 filing fee. The landlord will have a monetary order against the tenant in the amount of \$652.00

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: January 14, 2020

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Residential Tenancy Branch