



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding ONNI GROUP
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNC, AAT, PSF

Introduction

The tenants had sought the following under the *Residential Tenancy Act* (the “Act”):

1. an order cancelling a notice to end tenancy (the tenants’ application did not reference which type of notice it was, nor was a copy of any notice submitted);
2. an order to allow access, pursuant to sections 30 and 70 of the Act; and,
3. an order to provide services or facilities, pursuant to section 62 of the Act.

The tenants applied for dispute resolution on May 1, 2020 and a dispute resolution hearing was held, by way of telephone conference, on June 2, 2020 at 11:00 AM. The landlord’s two agents attended the hearing, while the tenants did not. I confirmed the correct name of the landlord, which has been amended on the cover page of this Decision.

Preliminary Issue: Non-Attendance of Applicants

The standard of proof in a dispute resolution hearing is on a balance of probabilities, which means that it is more likely than not that the facts occurred as claimed. The onus to prove their case is on the person making the claim.

Neither tenant attended the hearing, which lasted approximately 22 minutes. Nor did the tenants submit any documentary evidence in support of their application.

Given that the tenants did not attend the hearing to present their case, I dismiss their application without leave to reapply.

Conclusion

I dismiss the tenants' application, without leave to reapply.

This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under section 9.1(1) of the Act.

Dated: June 2, 2020

Residential Tenancy Branch