



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding CASCADIA APARTMENT RENTALS  
LTD. and [tenant name suppressed to protect privacy]

## **DECISION**

Dispute Codes      ERP

### Introduction

On July 16, 2020, the Tenants applied for a Dispute Resolution proceeding seeking an Emergency Repair Order pursuant to Section 62 of the *Residential Tenancy Act* (the “Act”).

T.J. attended the hearing as an agent for the actual Landlord; however, the Tenants did not appear during the 10-minute teleconference hearing.

### Background and Evidence

This hearing was scheduled to commence via teleconference at 9:30 AM on August 4, 2020.

Rule 7.1 of the 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.

I dialed into the teleconference at 9:30 AM and monitored the teleconference until 9:40 AM. Only 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 confirmed during the hearing that the Applicants did not dial in and I also confirmed from the teleconference system that the only party who had called into this teleconference was an agent for the Landlord.

Analysis

As the Applicants did not attend the hearing by 9:40 AM, I find that the Application for Dispute Resolution has been abandoned. Therefore, I dismiss the Tenants' Application without leave to reapply.

Conclusion

The Tenants' Application for Dispute Resolution is dismissed 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 *Residential Tenancy Act*.

Dated: August 4, 2020

---

Residential Tenancy Branch