



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes OPR-DR, OPRM-DR, FFL

Introduction

This hearing was scheduled to convene at 9:30 a.m. this date by way of conference call concerning an application made by the landlord seeking an Order of Possession and a monetary order for unpaid rent or utilities; and to recover the filing fee from the tenant for the cost of the application. The application was made by way of the Direct Request process, which was adjourned to this participatory hearing.

The landlord attended the hearing with an agent to assist, however no one for the tenant joined the call. The landlord's agent indicated that the tenant has not been served with the Hearing Package, and therefore, I dismiss the landlord's application with leave to reapply.

The landlord is not required to re-serve a notice to end the tenancy, but must make another Application for Dispute Resolution, upload all evidence into the new application on-line, and serve the tenant with the Hearing Package containing the application, notice of hearing, and all evidence that the landlord intends to rely on at the hearing, within 3 days of receiving the Notice of Hearing from the Residential Tenancy Branch.

I have made no findings of fact or law with respect to the merits of this matter.

Conclusion

For the reasons set out above, the landlord's application is hereby dismissed with 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: December 07, 2020

Residential Tenancy Branch