



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding Cressy Bel-Ayre Villa Holdings
Ltd and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes MNDL-S, FFL

This hearing was convened in response to an application by the Landlord pursuant to the *Residential Tenancy Act* (the “Act”) for Orders as follows:

1. A Monetary Order for damages to the unit - Section 67;
2. An Order to retain the security deposit - Section 38; and
3. An Order to recover the filing fee for this application - Section 72.

This matter was set for a conference call hearing at 1:30 p.m. on this date. The Arbitrator called in to the hearing at the scheduled time. The line remained open while the phone system was monitored for ten minutes. The only Party who called into the hearing during this time were the Tenants who were ready to proceed. It was confirmed that the correct call-in numbers and participant codes were provided in the notice of hearing to the Landlord. As the Landlord did not attend the hearing to pursue its application, I dismiss their application without leave to reapply. The Tenants indicate that they wish to make an application for return of double their security deposit. The Tenants are at liberty to do so. 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: April 30, 2021

Residential Tenancy Branch