



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNRL, MNDL, MNDCL, FFL

Introduction

On December 22, 2020, the Applicant submitted an Application for Dispute Resolution under the *Residential Tenancy Act* (the “Act”) to request a Monetary Order for unpaid rent, damages and compensation, and to claim reimbursement for the filing fee. The matter was set for a participatory hearing via conference call.

Preliminary Matters

This hearing was scheduled for a conference call hearing on this date.

Rule 7.1 of the *Residential Tenancy Branch - 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.

The Applicant was emailed a copy of the Notice of a Dispute Resolution Proceeding by the Residential Tenancy Branch on January 5, 2021; however, the Applicant did not attend the teleconference hearing set for today at 1:30 p.m. The only person to call into the hearing was the Respondent who indicated that they were ready to proceed.

I confirmed that the correct call-in numbers and participant codes had been provided in the Notice of Dispute Resolution Proceeding package. I also confirmed from the teleconference system that the only persons who had called into this teleconference was the Respondent and myself.

After keeping the phone line open for 10 minutes, I dismissed the Applicant’s Application without leave to reapply as the Applicant failed to attend the hearing to present the merits of their Application or, at the very least, cancel their scheduled hearing in advance of the hearing.

Analysis

As the Applicant did not attend this hearing, I dismiss the Application for Dispute Resolution without leave to reapply.

Conclusion

I dismiss the Application for Dispute Resolution 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: May 03, 2021

Residential Tenancy Branch