



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding RAYMAR LTD. RAYMAR REALTY LTD and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes **FFT, CNC, MNDCT, LRE, PSF, OT, LAT, DRI**

Introduction

This hearing dealt with an application by the tenant under the *Residential Tenancy Act* (the *Act*) for the following:

- An order to dispute a rental increase pursuant to section 41;
- Cancellation of One Month Notice to End Tenancy for Cause (“One Month Notice”) pursuant to section 47;
- An order of possession for the tenant pursuant to section 54;
- An order requiring the landlord to comply with the Act pursuant to section 62;
- An order requiring the landlord to provide services or facilities required by the tenancy agreement or law pursuant to section 62(3);
- A monetary order for compensation for damage or loss under the *Act*, *Residential Tenancy Regulation* (“*Regulation*”) or tenancy agreement pursuant to section 67 of the *Act*;
- An order to restrict or suspend the landlord’s right of entry pursuant to section 70;
- An order requiring the landlord to reimburse the tenant for the filing fee pursuant to section 72.

JM and JP attended as agents for the landlord (“the landlord”). They had opportunity to provide affirmed testimony, present evidence and make submissions. The hearing process was explained.

The landlord stated they had not been served by the tenant with the Application for Dispute Resolution or Notice of Hearing. They stated the tenant vacated the unit and afterwards copies of the documents were discovered in the abandoned unit.

The tenant did not attend the hearing. I kept the teleconference line open from the scheduled time for the hearing for an additional 10 minutes to allow the tenant the opportunity to call. The teleconference system indicated only the landlord and I had called into the hearing. I confirmed the correct call-in number and participant code for the tenant was provided.

In the absence of any submissions or evidence, I order the application dismissed without leave to reapply.

Conclusion

I order the application 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: November 22, 2021

Residential Tenancy Branch