Dispute Resolution Services

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes   RP, RR, PSF, FFT0

Introduction

The Tenants filed an Application for Dispute Resolution (the "Application") on September 21, 2021 seeking repairs to the rental unit, a reduction in rent for repairs not provided, and provision of services/facilities. Additionally, they seek recompense for the Application filing fee. The matter proceeded by way of a hearing pursuant to section 74(2) of the *Residential Tenancy Act* (the "*Act*") on February 3, 2022. In the conference call hearing I explained the process and provided the attending party the opportunity to ask questions.

The party attending the hearing, so named as the "Landlord" by the tenant on their Application, stated they received no notice of this hearing. They only received a reminder of the pending hearing from the Residential Tenancy Branch. The Landlord also testified they were not the current Landlord and had not been for quite some time after the sale of the property in later 2021.

The Tenants did not attend the hearing, although I left the teleconference hearing connection open until 11:08am to enable them to call in to this teleconference hearing scheduled for 11:00am.

I confirmed that the correct call-in numbers and participant codes had been provided in the Notice of Hearing. I also confirmed throughout the duration of the call that the tenant was not in attendance.

Rule 7.3 of the *Residential Tenancy Branch Rules of Procedure* provides that if a party or their agent fails to attend the hearing, the arbitrator may conduct the hearing in the absence of that party or dismiss the application without leave to reapply.

Conclusion

In the absence of the Applicant Tenants, I dismiss this Application in its entirety without leave to reapply.

This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under s. 9.1(1) of the *Act*.

Dated: February 3, 2022

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Residential Tenancy Branch