



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes OLC

Introduction

This hearing dealt with an Application for Dispute Resolution (the Application) that was filed by the Tenant on August 8, 2022, under the *Residential Tenancy Act* (the Act), seeking:

- An unspecified order for the Landlord to comply with the Act, regulations, or tenancy agreement.

The hearing was convened by telephone conference call at 9:30 A.M. (Pacific Time) on January 5, 2023, and was attended by the Landlord A.K., who provided affirmed testimony. The Tenant did not attend. The Notice of Dispute Resolution Proceeding (NODRP) which the Landlord acknowledged receiving from the Tenant, states the date and time of the hearing, that the hearing will be conducted by telephone conference call, and provides the phone number and access code for the hearing. It also instructs participants that they are to call into the hearing themselves no more than five minutes before the start of the hearing.

Rule 7.1 of the Rules of Procedure states that the dispute resolution hearing will commence at the scheduled time unless otherwise set by the arbitrator. I verified that the hearing information contained in the NODRP was correct, and I note that the Landlord had no difficulty attending the hearing on time using this information. As the Landlord and I attended the hearing on time and ready to proceed, I therefore commenced the hearing as scheduled, despite the absence of the Tenant or an agent acting on their behalf. Pursuant to rule 7.3 of the Rules of Procedure, which states that if a party or their agent fails to attend the hearing, the arbitrator may dismiss the Application with or without leave to reapply, I dismissed the Application in its entirety without leave to reapply.

Conclusion

The Tenant's Application is 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 Act.

Dated: January 5, 2023

Residential Tenancy Branch