



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding BCIMC Realty Corporation and Yaletown 939 Holdings46,  
66 and [tenant name suppressed to protect privacy]

## **DECISION**

Dispute Codes      **CNR-MT, LRE, OLC, FFT**

### Introduction

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

- Cancellation of a 10 Day Notice to End Tenancy for Unpaid Rent or Utilities (“10 Day Notice”) pursuant to section 46.
- Grant of more time to file a Dispute to a Notice to End Tenancy pursuant to section 66.
- An order to restrict or suspend the landlord’s right of entry pursuant to section 70.
- An order requiring the landlord to comply with the Act pursuant to section 62.
- An order requiring the landlord to reimburse the tenant for the filing fee pursuant to section 72.

The landlord attended and had opportunity to provide affirmed testimony, present evidence and make submissions. The hearing process was explained.

The landlord testified that the tenant sent them notice of this hearing by email.

The tenant did not attend the hearing. I kept the teleconference line open from the scheduled time for the hearing for an additional 11 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.

The landlord stated the tenant was removed from the unit by bailiffs on January 10, 2023, under an Order of Possession.

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: May 12, 2023

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Residential Tenancy Branch