



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Ministry of Housing

DECISION

Dispute Codes AS, OLC

Introduction

The Tenant filed an Application for Dispute Resolution on February 22, 2023 seeking:

- authorization to assign/sublet the rental unit
- the Landlord's compliance with the legislation and/or the tenancy agreement.

The matter proceeded by way of a hearing pursuant to s. 74(2) of the *Residential Tenancy Act* (the "Act") on June 13, 2023.,

The Landlord attended the hearing; the Tenant did not attend. I left the teleconference hearing connection open until 11:10am to enable the parties 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 re-apply.

The Landlord in the hearing stated they did not receive a Notice of Dispute Resolution Proceeding from the Tenant. The record at the Residential Tenancy Branch confirms the Landlord inquired about this hearing after receiving a courtesy reminder from the Residential Tenancy Branch on May 30, 2023.

Conclusion

As the Applicant Tenant did not attend to present their Application, I dismiss the Tenant's Application. Because the Tenant did not notify the Landlord about this hearing, I dismiss 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: June 13, 2023

Residential Tenancy Branch