



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes:

OPR, MNR

Introduction

This hearing was scheduled in response to the landlord's Application for Dispute Resolution, in which the landlord has requested an Order of Possession for Unpaid Rent and a monetary Order for unpaid rent.

The hearing commenced at 10:30 a.m. The landlord's agent and the tenant attended the hearing; by 10:38 a.m. the landlord had not entered the conference call.

The landlord's agent called the landlord, whose son, K.G., entered the hearing and was affirmed. The landlord's son testified that only the Notice of hearing was given to the tenant; the application for dispute resolution was not provided.

Residential Tenancy Branch Rules of Procedure, section 3.1 sets out the documents that must be served:

Together with a copy of the Application for Dispute Resolution, the applicant must serve each respondent with copies of all of the following:

- *the notice of dispute resolution proceeding letter provided to the applicant by the Residential Tenancy Branch;*
- *the dispute resolution proceeding information package provided by the Residential Tenancy Branch;*
- *the details of any monetary claim being made, and*
- *any other evidence accepted by the Residential Tenancy Branch with the application or that is available to be served.*

In the absence of service of the full hearing package to the tenant, the applicaiotn is dismissed with leave to reapply.

The landlord is warned that they must come to a hearing at the scheduled start time, prepared to proceed.

This decision is final and binding on the parties, unless otherwise provided under the Act, and 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: July 20, 2012.

Residential Tenancy Branch