



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

## DECISION

### Dispute Codes:

MNSD

### Introduction

This hearing was convened in response to the Landlord's Application for Dispute Resolution, in which the Landlord applied to keep all or part of the security deposit.

### Issue(s) to be Decided

Is the Landlord entitled to keep all or part of the security deposit?

### Background and Evidence

Section 61 of the *Residential Tenancy Act* states that upon accepting an application for dispute resolution, the director must set the matter down for a hearing and that the director must determine if the hearing is to be oral or in writing. In this case, the hearing was scheduled for a teleconference hearing.

Rule 10.1 of the Rules of Procedure stipulates that the hearing must commence at the scheduled time unless otherwise decided by the arbitrator. The arbitrator may conduct the hearing in the absence of a party and may make a decision or dismiss the application, with or without leave to re-apply.

This hearing was scheduled to commence at 1:00 p.m. on July 28, 2015. I dialed into the teleconference at 1:00 p.m. and monitored the teleconference until 1:12 p.m. Neither the Applicant nor the Respondent dialed into the teleconference during this time.

On June 29, 2015 the Landlord submitted a letter to the residential Tenancy Branch in which the Landlord declared the matter has been resolved and that the dispute resolution hearing is "not required any more".

Analysis

On the basis of the written document submitted by the Landlord on June 29, 2015 and the fact the Landlord did not attend the hearing, I find that the Application for Dispute Resolution has been cancelled.

Conclusion

The Application for Dispute Resolution has been cancelled.

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: July 29, 2015

---

Residential Tenancy Branch

