



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding GREEN URBAN DEVELOPMENT LIMITED
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes ET, FFL

Introduction

This hearing dealt with an Application for Dispute Resolution by the Landlord filed under the *Residential Tenancy Act*, (the “*Act*”), for an early end of tenancy and an Order of Possession pursuant to section 56 of the *Act*, and to recover the filing fee paid for this application. The matter was set for conference call.

Issues to be Decided

- Is the Landlord entitled to an Order of Possession pursuant to section 56 of the *Act*?
- Is the Landlord entitled to recover the filing fee for this application?

Background and Evidence

This hearing was scheduled for a teleconference hearing on this date.

Rule 7.1 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 9:30 a.m. on November 20, 2018. I called into the teleconference at 9:30 a.m. and monitored the teleconference until 9:31 a.m. Neither the Applicant nor the Respondent called into the teleconference during this time. I confirmed that the correct call-in numbers and participant codes had been provided in

the Notice of Hearing. I also confirmed from the teleconference system that I was the only person who had called into this teleconference.

Analysis

I find that the Application for Dispute Resolution has been abandoned.

Conclusion

I dismiss the Application for Dispute Resolution with leave to reapply; however, this does not extend any applicable time limits under the legislation. I have not made any findings of fact or law with respect to the Application.

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: November 21, 2018

Residential Tenancy Branch