Dispute Resolution Services

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes   CNR, OLC, RP, FFT

Introduction

This teleconference hearing was scheduled in response to an application by the Tenants under the *Residential Tenancy Act* (the "*Act*") to cancel a 10 Day Notice to End Tenancy for Unpaid Rent (the "10 Day Notice"), for an Order for the Landlord to comply with the *Act, Residential Tenancy Regulation* (the "*Regulation*"), for an Order for regular repairs to be completed, and for the recovery of the filing fee paid for the Application for Dispute Resolution.

Neither party called into the hearing during the approximately 10 minutes that the phone line was monitored.

Background and Evidence

The teleconference hearing was scheduled for 9:30 am on November 18, 2019. I called into the hearing at 9:30 am and the phone line was monitored until 9:40 am. Neither party called into the hearing during that time. The teleconference codes and call-in numbers were confirmed to be accurate on the Notice of Dispute Resolution Proceeding.

Analysis

Rule 7.1 of the *Residential Tenancy Branch Rules of Procedure* states that the hearing commences at the scheduled time, unless otherwise determined by the Arbitrator. Rule 7.3 of the *Rules of Procedure* states that in the absence of a party, the hearing may be conducted in their absence or the dispute dismissed, with or without leave to reapply.

Due to the absence of both parties, I find that this Application for Dispute Resolution has been abandoned.

Conclusion

I dismiss the Application for Dispute Resolution with leave to reapply. This decision does not extend any applicable time limits under the *Residential Tenancy Act.* No findings of fact or law were made with respect to the dispute.

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 18, 2019

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Residential Tenancy Branch