



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding HOLLYBURN PROPERTIES LIMITED and  
[tenant name suppressed to protect privacy]

## **DECISION**

Dispute Codes      MNRL-S, FFL

### Introduction

The landlord applies for a monetary award for unpaid rent.

The respondent tenant did not attend for the hearing within 10 minutes after its scheduled start time at 1:30 p.m. on December 14, 2020. The teleconference hearing connection remained open during that time in order to enable the parties to call into the teleconference hearing. The call-in numbers and participant codes provided in the Notice of Hearing were confirmed as correct. The teleconference system audio console confirmed that the landlord's representative KH and this arbitrator were the only ones who had called into this teleconference during that period.

KH shows that the tenant was served with the Notice of Dispute Resolution Proceeding by registered mail addressed to the forwarding address provided by the tenant in the move-out condition report (Canada Post tracking number shown on cover page of this decision). I find that the tenant has been duly served

On the undisputed testimony of KH I find the tenant to owe rent arrears of \$1650.00 for the months of May, June, July, August and September 2020. I award the landlord \$8250.00 plus recovery of the \$100.00 filing fee for this application.

I authorize the landlord to retain the \$975.00 security deposit it holds, in reduction of the award. The landlord will have a monetary order against the tenant for the remainder of \$7375.00.

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: December 14, 2020

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Residential Tenancy Branch