



Dispute Resolution Services

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Residential Tenancy Branch
Ministry of Housing and Social Development

DECISION

Dispute Codes OPR, MNR

Introduction

This hearing dealt with the landlord's Application for Dispute Resolution for an order of possession and for a monetary order.

The hearing was conducted via teleconference and was attended by the landlord's agent and the tenant.

Issues(s) to be Decided

The issues to be decided are whether the landlord is entitled to an order of possession for unpaid rent and to a monetary order for unpaid rent, pursuant to sections 46, 55, 67, and 72 of the *Residential Tenancy Act (Act)*.

Background and Evidence

During the hearing the parties came to the following settlement agreement:

1. The landlord will withdraw the Notice to End Tenancy;
2. The tenant pays \$200.00 to the landlord for outstanding arrears no later than August 31, 2010 at 12:00 noon;
3. The tenant pays his full September 2010 rent on September 1, 2010;
4. The tenant pays \$354.00 to the landlord for outstanding arrears no later than September 30, 2010 at 12:00 noon;
5. The tenant pays his full October 2010 rent on October 1, 2010; and
6. The tenant pays \$354.00 to the landlord for outstanding arrears no later than October 29, 2010 at 12:00 noon.

Conclusion

In support of this settlement, I grant the landlord an Order of Possession to be used only if the tenant fails to fulfil his obligations under this agreement.

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: August 13, 2010.

Dispute Resolution Officer