



Dispute Resolution Services

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Residential Tenancy Branch
Ministry of Housing and Social Development

DECISION

Dispute Codes OPR, MNR, MNDC, FF

Introduction

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

The hearing was conducted via teleconference and was attended by the landlord 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; to a monetary order for unpaid rent; and to recover the filing fee from the tenant for the cost of the Application for Dispute Resolution, pursuant to sections 46, 55, 67, and 72 of the *Residential Tenancy Act (Act)*.

Conclusion

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

1. The landlord withdraws his Application for Dispute Resolution
2. The tenant agrees to pay the landlord \$1,200.00 no later than midnight on September 15, 2010 by providing payment to the tenants in the upper rental unit who will pay to the landlord the noted amount on behalf of this tenant;
3. The tenant further agrees to pay the landlord \$550.00 no later than midnight on September 24, 2010 by providing payment to the tenants in the upper rental unit who will pay to the landlord the noted amount on behalf of this tenant;
4. The parties that should the tenant fail to make the above noted payments that he will vacate the property no later than September 25, 2010 at 1:00 p.m.
5. The parties further agree the landlord is entitled to an order of possession in support of this agreement, to be enforced only if the tenant fails to comply with this settlement agreement.

As the parties have reached a settlement agreement in this matter, I dismiss the landlord's request to recover the filing fee from the tenant for this 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: September 15, 2010.

Dispute Resolution Officer