



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Ministry of Public Safety and Solicitor General

## **DECISION**

### Dispute Codes:

MNDC, DRI, FF

### Introduction

This hearing was convened in response to the Tenant's Application for Dispute Resolution, in which the Tenant applied to dispute an additional rent increase, for a monetary Order for money owed or compensation for damage or loss, and to recover the fee for filing this Application for Dispute Resolution.

Both parties were represented at the hearing. They were provided with the opportunity to submit documentary evidence prior to this hearing, to present oral evidence, to ask questions, and to make submissions to me.

### Issue(s) to be Decided

The issues to be determined are whether the Landlord has increased the rent in accordance with the legislation, whether the Tenant is entitled to a monetary Order in compensation for costs associated to disputes regarding this tenancy and to compensation for the loss of the quiet enjoyment of the rental property, and to recover the filing fee from the Landlord for the cost of this Application for Dispute Resolution.

### Background and Evidence

The Landlord and the Tenant agree that this tenancy began on July 01, 1996 and that the Tenant was required to pay monthly rent of \$345.20 prior to the disputed rent increase.

After considerable discussion regarding two Notices of Rent Increase that had been served, the Landlord and the Tenant mutually agreed to resolve this dispute under the following terms:

- The rent for the period between October 01, 2010 and September 30, 2011, or until the Tenant vacates the rental site, will be \$356.25
- The rent will remain at \$356.25 if the Tenant is still occupying the site on October 01, 2011 unless it is increased in accordance with the Act.
- If this tenancy is assigned it will be assigned at the monthly rent of \$374.32
- The Tenant withdraws her application to dispute a rent increase
- The Tenant withdraws her application for a monetary Order and she agrees that she will not initiate another monetary claim for any issues arising prior to the date of this hearing.

### Conclusion

The parties have mutually agreed to the current rent and this verbal agreement requires the Tenant to pay monthly rent of \$356.25.

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: March 23, 2011.

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Residential Tenancy Branch