



Dispute Resolution Services

Residential Tenancy Branch
Office of Housing and Construction Standards

RECORD OF SETTLEMENT

Dispute Codes OPR, MNR

This hearing originally took place by way of a direct request, resulting in a decision issued on November 22, 2011. The tenant successfully applied to review the decision and a new hearing was scheduled to take place on this date. Both parties participated in the conference call hearing.

At the hearing, the parties agreed to settle the matters at issue on the following terms:

- The tenant will pay to the landlord \$860.00, which represents rent for the months of November and December, by December 20, 2011. The tenant's agent, C.P., will contact the landlord when payment is ready to be picked up at the agent's office, which address the landlord was given at the hearing. The tenant will pay by cash, cashier's cheque or money order. If payment is made in cash, the landlord will issue a receipt at the time payment is received. If the tenant's agent is unable to contact the landlord to arrange for pickup of the rent or if the landlord does not arrive to pick up the rent, the tenant's agent will contact the landlord's agent who will arrange to receive the rent.
- The landlord is granted an order of possession effective 2 days after service on the tenant. The landlord agreed that the order would not be served or enforced if \$860.00 were received by December 20, 2011.
- The landlord will return to the tenant the tenant's credit card cheque dated November 2, 2011 written in the amount of \$215.00.

In support of this agreement, a monetary order for payment of \$860.00 and an order of possession are issued to the landlord. These orders may be enforced in the Small Claims Division of the Provincial Court and in the Supreme Court, respectively.

Dated: December 15, 2011

Residential Tenancy Branch