



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

SETTLEMENT AGREEMENT

Dispute Codes OPR MNR MNSD FF

Introduction

This hearing dealt with an application by the landlord for an order of possession, a monetary order and an order to retain the security deposit in partial compensation of the monetary claim. The tenant and an agent for the landlord participated in the teleconference hearing.

Settlement Agreement

During the hearing, the parties agreed to settle this matter, on the following conditions:

- 1) The landlord agrees to withdraw their application and the notice to end tenancy;
- 2) The tenant agrees to pay \$4345 in outstanding rent and \$800 for November 2012 rent, for a total of \$5145, by November 30, 2012; and
- 3) The tenant agrees to pay \$5094.61 in outstanding gas bills as of May 31, 2013.

Conclusion

This settlement agreement was reached in accordance with section 63 of the *Residential Tenancy Act*. The parties are bound by the terms of this agreement, as well as by the terms of their tenancy agreement and the Act. Should either party violate the terms of this agreement, the tenancy agreement or the Act, it is open to the other party to take steps under the Act to end the tenancy or apply for monetary compensation or other orders under the Act.

As this matter was settled, I decline to award recovery of the filing fee.

Dated: October 9, 2012.

Residential Tenancy Branch