



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes ET

Introduction

This hearing dealt with an Application for Dispute Resolution by the Landlord to end the tenancy early and to obtain an Order of Possession.

The parties appeared at the teleconference hearing, acknowledged receipt of evidence submitted by the Landlord and gave affirmed testimony. At the outset of the hearing I explained how the hearing would proceed and the expectations for conduct during the hearing, in accordance with the Rules of Procedure. Each party was provided an opportunity to ask questions about the process however each declined and acknowledged that they understood how the conference would proceed.

Issue(s) to be Decided

1. Have the parties mutually agreed to settle these matters?

Background and Evidence

The parties agreed they entered into a verbal tenancy agreement that began on September 1, 2012. Rent is payable on the first of each month in the amount of \$700.00 and \$350.00 was paid as the security deposit.

During the course of the hearing the parties agreed to settle these matters.

Analysis

The parties agreed to settle these matters on the following terms:

- 1) The Landlord agrees to withdraw her application; and
- 2) The Tenant agrees to withdraw her application and cancel the hearing scheduled for December 12, 2012; and
- 3) The parties mutually agree to end the tenancy effective December 31, 2012 at 1:00 p.m.; and

- 4) The Tenant agrees that her boyfriend will not be at the rental unit before 8:00 a.m. or after 10:00 p.m. daily.

The Landlord will be issued an Order of Possession in support of the mutual agreement

Conclusion

The parties settled the matters, pursuant to section 63 of the Act.

The Landlord has been issued an Order of Possession effective December 31, 2012, at 1:00 p.m. This Order is legally binding and must be served upon the Tenant.

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: November 15, 2012.

Residential Tenancy Branch