



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding bc IMC Realty Corporation and Panarama Towers
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes OPR, MNR, MNDC, FF

Introduction

This hearing was convened as a result of the landlord's application for dispute resolution under the Residential Tenancy Act (the "Act"), seeking an order of possession for the rental unit due to unpaid rent, a monetary order for money owed or compensation for damage or loss and for unpaid rent, and for recovery of the filing fee.

The parties appeared and the landlord announced that the parties had mostly resolved their differences.

Settled Agreement

The landlord and the tenant reached a mutual settlement under the following terms and conditions:

1. The landlord agrees that the tenant has now paid rent through the end of March 2013, and the landlord no longer requests an order of possession for the rental unit;
2. The landlord agrees that the tenancy may continue pending the tenant's timely payments of rent;
3. The tenant understands that the landlord will seek to end the tenancy should the tenant fail to make future timely rent payments;
4. The tenant agrees to reimburse the landlord \$50.00 for the arbitration filing fee; and
5. The parties acknowledge their understanding that this settled Decision resolves the matters contained in the landlord's application and that no finding is made on the merits of the said application for dispute resolution.

Conclusion

This settled 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 settled agreement, the tenancy agreement or the Act, it is open to the other party to take steps under the Act to seek remedy.

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* and is being mailed to both the applicant and the respondent.

Dated: March 15, 2013

Residential Tenancy Branch

