



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNL

Introduction

This hearing dealt with the tenant's Application for Dispute Resolution seeking to cancel a notice to end tenancy.

The hearing was conducted via teleconference and was attended by the tenant; her advocate and the landlord.

Issue(s) to be Decided

The issues to be decided are whether the tenant is entitled to cancel a 2 Month Notice to End Tenancy for Landlord's Use of the Property, pursuant to Section 49 of the *Residential Tenancy Act (Act)*.

Background and Evidence

During the hearing the parties came to the following settlement:

1. The tenant agrees to vacate the rental unit in accordance with the 2 Month Notice to End Tenancy for Landlord's Use of Property effective May 31, 2013;
2. The landlord agrees to provide compensation required for issuing the 2 Month Notice, in accordance with Section 51 of the *Act* no later than May 3, 2013;
3. The landlord further agrees to return the tenant's security deposit, no later than May 3, 2013.

Conclusion

In support of this settlement and with agreement of both parties I grant the landlord an order of possession effective **May 31, 2013 after service on the tenant**. This order must be served on the tenant and enforced, only after the landlord has complied with

points 2 and 3 above. If the tenant fails to comply with this order the landlord may file the order with the Supreme Court of British Columbia and be enforced as an order of that Court.

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: April 25, 2013

Residential Tenancy Branch