



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding NORTH PARK MANOR SOCIETY  
and [tenant name suppressed to protect privacy]

## **DECISION**

Dispute Codes      CNC

### Introduction

This hearing dealt with an Application for Dispute Resolution by the tenant to cancel a one month notice to end tenancy for cause (the “notice”) issued on April 25, 2013.

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

1. The tenant agreed not to play her music prior to 7am and after 7am the tenant is required to ensure her music is played at a reasonable level to ensure it does not disturb other occupants. The tenant agreed not to play her music when the exterior door of the rental unit is open.
2. The tenant agreed to use the “Request for Service” for maintenance issues. The tenant agreed to give the maintenance personal a reasonable amount of time (normally within two days) to response to the service request. When the building maintenance personal are in attendance, both parties will refrain for any form of communication or comments to avoid further conflict. If the tenant has any questions she can contact the operations manager directly, those questions must be reasonable and related to the “Request for Service”. If an emergency should happen, the tenant is to call the emergency number provided.
3. The parties agreed the Notice to End Tenancy issued on April 25, 2013, is cancelled and the tenancy will continue.

This settlement agreement was reached in accordance with section 63 of the *Residential Tenancy Act*.

This agreement can be used as evidence at any further hearing.

### Conclusion

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: May 27, 2013

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Residential Tenancy Branch