



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding KIWANIS SENIOR CITIZENS HOMES LTD
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNQ, CNC

Introduction

This hearing was convened by way of conference call in response to an Application for Dispute Resolution by the tenant to cancel notices to end tenancy for both cause and because the tenant does not qualify for subsidised housing.

Both parties attended the conference call hearing and at the start of the hearing the tenant withdrew her application to cancel a notice because the tenant does not qualify for subsidised housing, as no such notice was issued by the landlord. No issues with regards to the service of documents were raised by either party.

Analysis

Pursuant to section 63 of the *Residential Tenancy Act*, the Arbitrator may assist the parties to settle their dispute and if the parties settle their dispute during the dispute resolution proceedings, the settlement may be recorded in the form of a decision or an order. During the hearing, the parties discussed the issues between them, engaged in a conversation, turned their minds to compromise and achieved a resolution of their dispute.

Both parties agreed to settle their dispute under the following term:

1. The tenancy will end at 1:00 p.m. on September 30, 2013 and the tenant will vacate on this date. The landlord will have an Order of Possession effective for 1:00 p.m. on September 30, 2013 which is enforceable **if** the tenant fails to vacate on this date and time.

Conclusion

For the reasons set out above, I hereby grant an Order of Possession in favour of the landlord effective September 30, 2013 at 1:00 p.m.

This order is final and binding on the parties and may be enforced.

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: July 05, 2013

Residential Tenancy Branch