



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNR, FF

Introduction

This hearing dealt with an Application for Dispute Resolution by the tenant to cancel a Notice to End Tenancy for unpaid rent and utilities issued on July 2, 2013.

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

- 1) The parties agreed that the tenancy will end on August 31, 2013 at 1:00pm;
- 2) The parties agreed the landlord is entitled to an order of possession effective on the above date;
- 3) The parties agreed that the move-out condition inspection will take place on August 31, 2013 at 1:00pm;
- 4) The tenant acknowledged they have not paid rent for August 2013 and that they do not have the consent of the landlord to apply the security deposit and pet damage deposit towards unpaid rent; and
- 5) The parties agreed that the tenant is required to pay 33% of the hydro bills from January 21, 2013 to August 31, 2013. The landlord will provide a copy of those bills to the tenant. If the tenant fails to pay their portion of 33% the landlord is at liberty to apply for compensation;

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

Conclusion

As a result of the above settlement, the landlord is granted an order of possession.

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: August 06, 2013

Residential Tenancy Branch

