



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNDC, OLC, ERP, RP, LRE, LAT, RR, FF

Introduction

This matter dealt with an application by the Tenants for compensation for damage or loss under the Act, regulations or tenancy agreement, for the Landlord to comply with the Act, for emergency repairs to the property, for general repairs to the property, to restrict the right of entry of the landlord, to change the locks, for a rent reduction and to recover the filing fee for this proceeding.

During the course of the hearing, the parties reached an agreement to settle these matters, on the following conditions:

1. the Tenants and the Landlords agreed to end the tenancy on October 1, 2013 at 1:00 p.m.
2. the Tenants and the Landlords agreed there would be no further contact between the parties until October 1, 2013 when the parties will meet to end the tenancy.
3. the Landlords agreed the Tenants will not have to pay \$900.00 of unpaid rent which represents the rent due for the early move in from July 15, 2013 to August 1, 2013.
4. both parties agree this arrangement is full settlement of the tenancy.

Under section 63 (1) the director can assist parties or offer parties an opportunity to settle their dispute. Pursuant to section 63 of the Act the Landlords and the Tenants agreed to the above arrangement.

As no further action is required on this file, the file is closed.

Conclusion

The Parties agreed to end the tenancy on October 1, 2013 as per the above arrangement.

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: September 23, 2013

Residential Tenancy Branch

