



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes

CNC; OLC; FF

Introduction

This Hearing dealt with a Tenant's Application for Dispute Resolution seeking to cancel a Notice to End Tenancy for Cause issued September 4, 2013; for an Order that the Landlord comply with the Act, regulation or tenancy agreement; and to recover the cost of the filing fee from the Landlord.

On October 17, 2013, the Tenant's counsel requested an adjournment because the Tenant was in hospital. The matter was adjourned to October 22, 2013, at 9:30 a.m.

The reconvened Hearing was conducted via teleconference and was attended by both parties, who gave affirmed testimony.

It was determined that the Landlord was served with the Notice of Hearing documents by registered mail, sent September 6, 2013, and that the parties exchanged documentary evidence.

Preliminary Matters

This tenancy began on August 1, 1999. Current monthly rent is \$670.00, due on the first day of each month. The Tenant paid a security deposit in the amount of \$250.00 at the beginning of the tenancy.

During the course of the Hearing, the parties reached a settlement agreement. Pursuant to the provisions of Section 63, I have hereby recorded the terms of the settlement.

1. The Notice to End Tenancy is withdrawn, with the Tenant's consent.
2. The Tenant promises that she, or anyone she allows on the rental property, will not disturb the other occupants of the rental property between the hours of 10:00 p.m. and 8:00 a.m. This includes having parties, loud conversations, playing music and swearing. This does not include normal day-to-day living activities.

3. If the Tenant does not comply with this settlement agreement, she understands that the Landlord is entitled to issue another Notice to End Tenancy for Cause.

Conclusion

The tenancy remains in full force and effect until it is ended in accordance with the provisions of the Act.

I make no order with respect to recovery of the filing fee.

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: October 22, 2013

Residential Tenancy Branch

