



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding Greater Victoria Housing Society
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNC

Introduction

This hearing dealt with the tenant's Application for Dispute Resolution seeking to cancel a notice to end tenancy. The hearing was conducted via teleconference and was attended by the tenant and the landlord's agent.

Issue(s) to be Decided

The issues to be decided are whether the tenant is entitled to cancel a 1 Month Notice to End Tenancy for Cause, pursuant to Section 47 of the *Residential Tenancy Act (Act)*.

Background and Evidence

During the hearing the parties came to the following settlement:

1. The tenant agrees to
 - a. not smoke in his rental unit or within the residential property;
 - b. not allow any of his guests to smoke in his rental unit or within the residential property;
 - c. post a "No Smoking" sign within his rental unit to remind his guests not to smoke in his unit; and
2. The tenant acknowledges that should the landlord receive any legitimate complaints of anyone smoking in his rental unit the landlord will issue a 1Month Notice to End Tenancy for Cause.

Conclusion

I accept the parties have made this settlement and that the tenant understands the seriousness of the concerns of any smoking occurring within his rental unit.

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 07, 2013

Residential Tenancy Branch

