



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNC, MNDC, OLC, DRI, LRE, FF

This is a review hearing of an application filed by the Tenant for an order cancelling the notice to end tenancy issued for cause, a monetary order for money owed or compensation for damage or loss, an order for the Landlord to comply with the Act, to dispute an additional rent increase, to obtain an order to restrict the Landlord's access to the rental and recovery of the filing fee.

Both parties attended the hearing by conference call and testimony. As both parties have attended and have confirmed receipt of the notice of hearing package and the submitted documentary evidence, I am satisfied that both parties have been properly served.

Section 63 of the Residential Tenancy Act provides that the parties may attempt to settle their dispute during a hearing. Pursuant to this provision, discussion between the two parties during the hearing led to a resolution. Specifically, it was agreed as follows:

Both parties agreed to mutually end the tenancy on March 31, 2014 at or before 1:00 pm and that the Landlord shall receive an order of possession to reflect this agreement. Both parties agreed that the Landlord shall make a \$500.00 payment to the Tenant upon completion of the Tenant vacating the rental unit to help cover the Tenant's moving expenses. Both parties agreed that the Landlord forgive the \$209.02 that was withheld by the Tenant. Both parties agreed that the Landlord has withdrawn the notice of a rent increase and that the rent shall remain at \$1,000.00 until the end of the tenancy. Both parties agreed that the Tenant shall reinstall the original locks to the rental which would allow the Landlord emergency access.

The above particulars comprise full and final settlement of all aspects of the dispute arising from this application for both parties.

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: December 11, 2013

Residential Tenancy Branch

