



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNC

Introduction

This hearing was convened as a result of the tenant's application for dispute resolution under the *Residential Tenancy Act* (the "Act"). The tenant applied to cancel a notice to end tenancy for cause (the "1 Month Notice").

The tenant and landlord, "SS", attended the hearing. The parties gave affirmed testimony, were provided the opportunity to present their evidence orally and in documentary form prior to the hearing, and make submissions to me.

The tenant confirmed that she received the landlords' evidence prior to the hearing and that she had the opportunity to review the landlords' evidence prior to the hearing. The tenant confirmed that she did not serve evidence in support of her application. I find the tenant was served in accordance with the *Act*.

Preliminary and Procedural Matter

During the hearing, the parties reached a mutually settled agreement which is described below. The parties were advised that the effective date of the 1 Month Notice corrected automatically under the *Act* from January 31, 2014 to February 28, 2014.

Settlement Agreement

During the hearing, the parties agreed to settle this matter related to the dispute of the 1 Month Notice dated January 1, 2014, on the following conditions:

1. The parties agree that the tenancy will end on **March 15, 2014 at 1:00 p.m.**
2. The landlords agree to an order of possession to be effective **March 15, 2014 at 1:00 p.m.** The landlords must serve the tenant with the order of possession.

3. The landlords agree that the tenant will only owe half of March 2014 rent if the tenant vacates the rental unit on or before March 15, 2014 at 1:00 p.m. If the tenant remains in the rental unit beyond March 15, 2014 at 1:00 p.m., the landlord is at liberty to apply for compensation under the Act.

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

Conclusion

I order the parties to comply with the terms of their settlement agreement.

The landlord has been granted an order of possession effective March 15, 2014 at 1:00 p.m. This order must be served on the tenant. This order may be filed in the Supreme Court of British Columbia and enforced as an order of that Court.

This decision is final and binding on the parties, unless otherwise provided under the Act, and 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: February 21, 2014

Residential Tenancy Branch

