



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MT, CNC, DRI, RP, RR

Introduction

This hearing was convened by way of conference call concerning an application made by the tenant disputing an additional rent increase; for an order permitting the tenant more time to make an application to cancel a notice to end tenancy; for an order cancelling a notice to end tenancy for cause; for an order that the landlord make repairs to the unit, site or property; and for an order permitting the tenant to reduce rent for repairs, services or facilities agreed upon but not provided.

The tenant and the landlord attended the hearing on the first scheduled date and the landlord, who is hard of hearing, was assisted by his spouse. The hearing was adjourned and the parties again attended and the tenant was assisted by 2 Community Advocates.

During the course of the hearing, the parties agreed to settle this dispute on the following conditions:

1. The 10 Day Notice to End Tenancy for Unpaid Rent or Utilities dated March 2, 2014 is cancelled;
2. The landlord will have an Order of Possession of the rental unit effective April 15, 2014 at 1:00 p.m. and the tenancy will end at that time;
3. The parties will conduct the move-out condition inspection on April 16, 2014 at 3:00 p.m. without the necessity of the landlord providing more opportunities to the tenant of alternate dates as set out in the *Residential Tenancy Act*;
4. Since the tenancy is ending, the landlord withdraws the rental increase;
5. The balance of the tenant's application is dismissed.

Conclusion

For the reasons set out above, the 10 Day Notice to End Tenancy for Unpaid Rent or Utilities dated March 2, 2014 is hereby cancelled.

I hereby grant an Order of Possession of the rental unit in favour of the landlord effective April 15, 2014 at 1:00 p.m.

I further order the parties to attend at the rental unit to complete the move-out condition inspection report on April 16, 2014 at 1:00 p.m. without the necessity of the landlord providing more opportunities to the tenant of alternate dates to conduct the inspection as set out in the *Residential Tenancy Act*.

The rental increase has been withdrawn by the landlord as a result of the agreement to end the tenancy, and the balance of the tenant's application is hereby dismissed without leave to reapply.

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: March 18, 2014

Residential Tenancy Branch

