



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION **and** **RECORD OF SETTLEMENT**

Dispute Codes

CNL

Introduction

This hearing was convened in response to an application by the tenant to cancel a Notice to End Tenancy for Landlord's Use of Property.

Both parties attended the conference call hearing and provided their submissions and their testimony and were permitted to discuss their dispute.

Background and Evidence

The monthly payable rent is in the amount of \$500.00. On February 27, 2014 the landlord gave the tenant a 2 Month Notice to End Tenancy for Landlord's Use of Property (Notice to End) which the tenant received March 04, 2014 – therefore with an effective date of May 31, 2014. The tenant testified that they will be acting on the landlord's Notice to End and can vacate one month later by June 30, 2014.

During the course of the hearing, the parties discussed their dispute and reached agreement, choosing to settle this matter for all time, in full satisfaction of the tenant's claims, and to the parties' mutual satisfaction, on the following conditions, and at their request that I record the parties' settlement as follows as per Section 63 of the Act.

1. The tenant and landlord agree that the landlord will receive an **Order of Possession** effective **June 30, 2014**.
2. The tenant and landlord acknowledged that the tenant is entitled to compensation as prescribed under Section 51 of the Act for a Section 49 Notice.

Conclusion

I grant an Order of Possession to the landlord **effective June 30, 2014**. The tenant must be served with this Order of Possession. Should the tenant fail to comply with the Order, the Order may be filed in the Supreme Court of British Columbia and enforced as an Order of that Court.

This Decision and Settlement is final and binding on 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: April 30, 2014

Residential Tenancy Branch

