



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding Lexington Enterprises Ltd
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes MNDC, O, FF

Introduction

This hearing was convened by way of conference call concerning an application made by the landlord for a monetary order for money owed or compensation for damage or loss under the Act, regulation or tenancy agreement; for an Order of Possession of the rental unit; and to recover the filing fee from the tenants for the cost of the application.

The landlord was represented by an agent at the hearing, and both tenants also attended.

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

1. The tenants will move out of the rental unit by June 30, 2014 at 1:00 p.m.;
2. The landlord will have an Order of Possession effective June 30, 2014 at 1:00 p.m.;
3. The landlord will have a monetary order in the amount of \$825.00 for rental arrears for the month of May, 2014;
4. The tenant will pay rent for the month of June, 2014 in the amount of \$825.00 by June 1, 2014;
5. Payment of rent for the month of June, 2014 does not reinstate the tenancy, but serves as a good-will gesture by the landlord to allow the parties sufficient time to secure a new rental home.

Conclusion

For the reasons set out above, and by consent,

I hereby grant an Order of Possession in favour of the landlord effective June 30, 2014 at 1:00 p.m.

I further grant the landlord a monetary order as against the tenants pursuant to Section 67 of the *Residential Tenancy Act* in the amount of \$825.00.

I further order the tenants to pay rent for the month of June, 2014 in the amount of \$825.00 to the landlord by June 1, 2014 and that the payment of such rent does not reinstate the tenancy.

These orders are final and binding and may be enforced.

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: May 22, 2014

Residential Tenancy Branch

