



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNR, MNDC, FF, OPR, MNR, MNDC, MNSD

This hearing was convened in response to an application by the Tenant and an application by the Landlord pursuant to the *Residential Tenancy Act* (the “Act”) for Orders as follows:

The Tenant applied for:

1. An Order cancelling a Notice to End Tenancy - Section 46;
2. A Monetary Order for compensation - Section 67;
3. An Order to recover the filing fee for this application - Section 72.

The Landlord applied for:

1. An Order of Possession - Section 55;
2. An Order for unpaid rent or utilities - Section 67;
3. A Monetary Order for compensation – Section 67
4. An Order to retain the security deposit – Section 38; and
5. An Order to recover the filing fee for this application - Section 72.

The Tenants and Landlord were each given full opportunity to be heard, to present evidence and to make submissions. During the Hearing the Parties reached an agreement to settle all aspects of both applications.

Section 63 of the Act is set out as follows:

- (1) The director may assist the parties, or offer the parties an opportunity, to settle their dispute.
- (2) If the parties settle their dispute during dispute resolution proceedings, the director may record the settlement in the form of a decision or order.

Given the authority under the Act and agreement reached between the Parties during the proceedings, I find that the Parties have settled their dispute and the following records this settlement as a decision:

The Parties mutually agree as follows:

- 1. The Tenants will pay to the Landlord, no later than midnight July 31, 2014, the amount of \$1,600.00 representing full payment of rent to and including June 2014;**
- 2. The Tenants will pay to the Landlord, no later than midnight August 1, 2014, the amount of \$800.00 representing full payment of rent for August 2014; and**
- 3. These terms comprise the full and final settlement of all aspects of this dispute for both Parties.**

I order to give effect to the above agreement I provide an order of possession to the Landlord to be effective August 2, 2014 should the Tenants fail to pay the rents as agreed.

Conclusion

The Parties have resolved the dispute as set out on the mutually agreed upon terms. I **grant** an Order of Possession to the Landlord effective 1:00 p.m. August 2, 2014 if the Tenants fail to pay the rents as agreed above. 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: July 31, 2014

Residential Tenancy Branch

