



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding Ketke Holdings  
and [tenant name suppressed to protect privacy]

## **DECISION**

### Dispute Codes:

CNR

### Introduction

This hearing was convened in response to the Tenant's Application for Dispute Resolution, in which the Tenant has made application to set aside a Notice to End Tenancy for Unpaid Rent.

Both parties were represented at the hearing.

### Preliminary Matter

When the parties were identifying themselves at the start of the hearing, the Agent for the Landlord stated that the name of the Landlord has been misspelled on the Application for Dispute Resolution. With the consent of both parties, the Application for Dispute Resolution has been amended to reflect the correct spelling of the Landlord's name.

### Issue(s) to be Decided

Should the Notice to End Tenancy for Unpaid Rent, served pursuant to section 46 of the *Residential Tenancy Act (Act)*, be set aside?

### Background and Evidence

At the outset of the hearing and prior to any discussion of the merits of this Application for Dispute Resolution, the Landlord and the Tenant mutually agreed to settle this dispute under the following terms:

- The tenancy will end, by mutual consent, on October 31, 2014 at 3:00 p.m.
- The Landlord will receive an Order of Possession on the basis of this mutual agreement
- The Tenant will pay \$130.00 to the Landlord by October 22, 2014 in compensation for rent that is overdue
- The Landlord is not seeking a monetary Order

- The Landlord will retain the Tenant's security deposit in compensation for rent that is overdue
- The Tenant will leave the rental unit in good condition at the end of the tenancy.

### Analysis

This matter has been settled in accordance with the aforementioned settlement agreement.

### Conclusion

On the basis of the aforementioned settlement agreement, I grant the Landlord an Order of Possession, which **is effective at 3:00 p.m. on October 31, 2014**. This Order may be served on the Tenant, filed with the Supreme Court of British Columbia, and enforced as an Order of that Court.

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: October 20, 2014

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Residential Tenancy Branch

