



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding DELANEY PROPERTIES LTD.
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNR, MNDC, OLC, FF, O

Introduction

This matter dealt with an application by the Tenant to cancel a Notice to End Tenancy for unpaid rent, for compensation for damage or loss under the Act, regulations or tenancy agreement, for the Landlord to comply with the Act, to recover the filing fee and for other considerations.

During the course of the hearing, the parties reached an agreement to settle these matters, on the following conditions:

1. the Landlord and the Tenant agreed to end the tenancy on November 30, 2014 at 1:00 p.m. The Landlord requested and it was agreed by both parties that the Landlord would receive an Order of Possession to support this agreement.
2. the Tenant agreed to move out of the rental unit by 1:00 p.m. on November 30, 2014.
3. the Tenant agreed to pay the Landlord \$1,000.00 as full settlement of any and all unpaid rent. The parties agreed the payment will be made in installments of \$50.00 per month over the next 20 months starting in January, 2015. The Landlord requested and it was agreed by both parties that the Landlord would receive a monetary Order in the amount of \$1,000.00 to support this agreement.
4. Both parties agreed that this arrangement is for full settlement of all disputes arising from the Tenants application.

Under section 63 (1) the director can assist parties or offer parties an opportunity to settle their dispute. Pursuant to section 63 of the Act the Landlord and the Tenant agreed to the above arrangement.

As no further action is required on this file, the file is closed.

Conclusion

The Parties agreed to end the tenancy on November 30, 2014 as per the above arrangement.

The Landlord has received an Order of Possession with an effective vacancy date of November 30, 2014.

The Landlord has received a Monetary Order for \$1000.00 payable at \$50.00 per month over 20 months starting January, 2015.

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: November 18, 2014

Residential Tenancy Branch

