



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding BC Kinsmen Housing Society
and [tenant name suppressed to protect privacy]

SETTLEMENT AGREEMENT

Dispute Codes OPR MNR MNSD FF

Introduction

This hearing dealt with an application by the landlord for an order of possession, a monetary order and an order to retain the security deposit in partial satisfaction of the claim.

Settlement Agreement

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

1. the landlord withdraws their application and the notice to end tenancy;
2. the tenant will arrange for her monthly rent paid directly to the landlord by the Ministry;
3. the tenant owes the landlord \$1250, which the tenant will pay on or before the following dates:
 - a. \$500 by January 30, 2015;
 - b. \$250 (in addition to \$561 for February 2015 rent and parking) by February 1, 2015;
 - c. \$250 (in addition to \$561 for March 2015 rent and parking) by March 1, 2015;
 - d. \$250 (in addition to \$561 for April 2015 rent and parking) by April 1, 2015;and
4. if the tenant does not pay the amounts owed on or before the specified dates, the landlord will serve an order of possession on the tenant, and the tenancy will end.

Conclusion

I grant the landlord an order of possession, effective two days after service. If the tenant complies with the terms of this settlement agreement, the tenancy is reinstated and the order of possession becomes void and of no force or effect.

If the tenant fails to comply with the terms of this settlement agreement, the landlord may serve the order of possession on the tenant. If the landlord serves the order of possession on the tenant and the tenant fails 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.

The parties are bound by the terms of this agreement, as well as by the terms of their tenancy agreement and the Act. Should either party violate the terms of this agreement, the tenancy agreement or the Act, it is open to the other party to take steps under the Act to end the tenancy or apply for monetary compensation or other orders under the Act.

This settlement agreement was reached in accordance with section 63 of the *Residential Tenancy Act*.

Dated: January 28, 2015

Residential Tenancy Branch

