



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNC, CNR, MNDC, FF, O

Introduction:

The tenant has applied for an Order to cancel a Notice to End the Tenancy dated November 13, 2014 for Non-Payment of Rent, a monetary Order for recovery of expenses, repairs, compensation for failure to provide heat and access to living space.

Facts:

A hearing was conducted in the presence of both parties. A tenancy began on June 2, 2014 with rent in the amount of \$ 1,650.00 due in advance on the first day of each month. The tenant did not pay a security deposit.

Settlement:

The parties settled this matter and I have recorded the agreement pursuant to section 63(2) as follows:

- a. The parties have agreed to end the tenancy effective April 30, 2015 at 1:00 PM,
- b. The landlord agrees that the tenant does not owe any rental arrears up to and including January 2015, as consideration for this settlement, and
- c. The tenant shall permit the landlord to have access to the unit as permitted by the act upon 24 hours written notice

Conclusion:

As a result of the settlement I have granted the landlord an Order for Possession effective April 30, 2015 at 1:00 PM. This order may be enforced in the Supreme Court of

B.C. The tenant must be served with this Order and decision as soon as possible. There shall be no order as to reimbursement of the filing fee herein. I have cancelled the Notice to End the Tenancy dated November 13, 2014. I have dismissed all of the tenant's other claims herein with leave to reapply.

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: January 05, 2015

Residential Tenancy Branch

