



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding Bristol Estates
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes OPR, MNR, MNSD, FF

Introduction

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

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

At the onset of the Hearing the Parties indicated that they wished to settle the dispute by mutual agreement to enable the continuation of the tenancy and during the hearing did reach a settlement agreement.

Agreed Facts

The tenancy started on May 1, 2013 with rent of \$850.00 payable on the first day of each month. The tenancy agreement that provides for rent of \$875.00 is an error.

Settlement Agreement

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 the mutual agreement reached between the Parties during the proceedings, I find that the Parties have settled their dispute as set out below.

The Parties mutually agree as follows:

- 1. The Tenant will pay to the Landlord \$200.00 on or before February 13, \$500.00 on or before February 18 and \$150.00 on or before February 26, 2015;**
- 2. If the Tenant fails to make the above payments the tenancy will end on February 28, 2015;**
- 3. If the Tenant makes the above payments the tenancy will continue; and**
- 4. These terms comprise the full and final settlement of all aspects of this dispute for both parties.**

Conclusion

The Parties have settled the dispute.

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: February 03, 2015

Residential Tenancy Branch

