



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding Capreit Limited Partnership
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes OPR, MNR, MNSD, FF

Introduction

This hearing dealt with the tenant's Application for Dispute Resolution seeking to cancel a notice to end tenancy.

The hearing was conducted via teleconference and was attended by the landlord's agent; the tenant and her advocate.

Issue(s) to be Decided

The issues to be decided are whether the landlord is entitled to an order of possession for unpaid rent; to a monetary order for unpaid rent; for all or part of the security deposit and to recover the filing fee from the tenant for the cost of the Application for Dispute Resolution, pursuant to Sections 38, 46, 55, 67, and 72 of the *Residential Tenancy Act (Act)*.

Background and Evidence

During the hearing the parties reached the following settlement:

1. The tenant agrees to arrange to have her rental payment made in full paid to the landlord directly from her disability assistance provider effective March 1, 2015;
2. Should the tenant fail to have her entire rent forwarded to the landlord in the manner described above by March 1, 2015, the tenancy will end; and
3. The tenant agrees to pay the landlord \$50.00 to recover their filing fee.

Conclusion

In support of this settlement and with agreement of both parties I grant the landlord is entitled to an order of possession effective **two days after service on the tenant** to be enforced only if the tenant fails to comply with point number 1 in the settlement above. This order must be served on the tenant. If the tenant fails to comply with this order the landlord may file the order with the Supreme Court of British Columbia and be enforced as an order of that Court.

In support of this settlement and with agreement of both parties I grant the landlord a monetary order in the amount of **\$50.00** representing the fee paid by the landlord for this application. This order must be served on the tenant. If the tenant fails to comply with this order the landlord may file the order in the Provincial Court (Small Claims) and be 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: February 04, 2015

Residential Tenancy Branch

