



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      CNC

### Introduction

This hearing was convened as the result of the tenant's application for dispute resolution under the Residential Tenancy Act ("Act"). The tenant applied for an order cancelling the landlord's 1 Month Notice to End Tenancy for Cause ("Notice")

The listed parties appeared and each participant confirmed that the tenant was vacating the rental unit at the end of June 2015. The matter of a settlement of this issue was discussed. Thereafter the parties agreed to resolve their differences and that I would record their settlement.

### Settled Agreement

The tenant and the landlord agreed to a mutual settlement under the following terms and conditions:

1. The tenant agrees to vacate the rental unit by June 30, 2015;
2. The landlord agrees that the tenancy will continue until June 30, 2015;
3. The landlord agrees that the tenant has paid rent through the end of June 2015, that the tenant provided proper notice that he was vacating the rental unit on June 30, 2015, and that the landlord does not have any claims against the tenant for loss of rent revenue beyond June 2015;
4. The parties acknowledge their understanding that the matter of the tenant's security deposit and the condition of the rental unit at the end of the tenancy are issues which cannot be determined until the end of the tenancy; and
5. The parties acknowledge their understanding that this settled Decision resolves the matter contained in the tenant's application and that no finding is made on the merits of the said application for dispute resolution or on the merits of the landlord's Notice.

Conclusion

The tenant and the landlord have reached a settled agreement as the tenant is vacating the rental unit by June 30, 2015. The parties are reminded of the Residential Tenancy Regulations, which states that unless otherwise agreed, a tenancy ends at 1:00 p.m. on the last day of the tenancy.

This settlement agreement was reached in accordance with section 63 of the Act. 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 settled agreement, the tenancy agreement or the Act, it is open to the other party to take steps under the Act to seek remedy.

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: June 23, 2015

---

Residential Tenancy Branch

