



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding 0896572 BC LTD  
and [tenant name suppressed to protect privacy]

## DECISION

Dispute Codes      OPR, MNR, MNSD, MNDC, FF

### Introduction

This hearing dealt with the landlord's Application for Dispute Resolution seeking an order of possession and a monetary order.

The hearing was conducted via teleconference and was attended by the landlord and the tenant.

### 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 tenants 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 will pay the landlord \$2,425.00 in rental arrears;
2. The tenant will vacate the rental unit no later than 12:00 noon on August 31, 2015.

### Conclusion

In support of this settlement and with agreement of both parties I grant the landlord an order of possession effective **August 31, 2015 after service on the tenant**. This order must be served on the tenant. If the tenant fail 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.

Also in support of this settlement and with agreement of both parties I grant the landlord a monetary order in the amount of **\$2,425.00**.

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: August 18, 2015

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Residential Tenancy Branch

