



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNDC, OLC, ERP, RP

Introduction

This hearing was convened by way of conference call concerning an application made by the tenants for a monetary order for money owed or compensation for damage or loss under the *Act*, regulation or tenancy agreement; for an order that the landlords comply with the *Act*, regulation or tenancy agreement; for an order that the landlords make emergency repairs for health or safety reasons; and for an order that the landlords make repairs to the unit, site or property.

Both tenants and one of the landlords attended the hearing, and the other named landlord was represented by an agent.

The parties agree that following a dispute resolution hearing on March 24, 2015, the following repair orders were made:

“I Order the landlords to repair the following no later than by April 15, 2015:
the laundry room light, flooding,
the kitchen and living room floor,
kitchen cabinets,
the stove (burners, oven and exhaust fan), and
the bathroom fan and cabinet drawer and door
The tenants have liberty to reapply to reduce their rent further if the
aforementioned repairs are not made.”

During the course of this hearing the parties agreed to settle this dispute on the following terms:

1. The landlord will repair or replace the kitchen stove by September 3, 2015;
2. The landlord will complete all above repairs from the March 24, 2015 hearing by September 20, 2015;
3. The tenants withdraw the application for monetary compensation.

Conclusion

For the reasons set out above, I hereby order the landlord to make the repairs as set out above by the dates noted.

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: September 01, 2015

Residential Tenancy Branch

