



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding Crystal River Court Ltd.
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNC, OPC, FF

Introduction

This hearing was convened in response to an application by the Tenant and an application by the Landlord pursuant to the *Manufactured Home Park Tenancy Act* (the “Act”).

The Tenant applied for:

1. An Order cancelling a notice to end tenancy - Section 40.

The Landlord applied for:

1. An Order of Possession - Section 48; and
2. An Order to recover the filing fee for this application - Section 65.

The Tenant and Landlord were each given full opportunity to be heard, to present evidence and to make submissions. At the onset the Parties stated that they were near a mutual agreement and asked for time to finalize the agreement for recording in this Decision. Such time was provided and the Parties finalized a mutual agreement to settle the dispute.

Settlement Agreement

Section 56 of the Act provides 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.

The Parties mutually agree as follows:

- 1. The Tenant will act in good faith to sell the trailer as soon as is reasonably possible;**
- 2. The tenancy will end on the date the trailer is sold or March 31, 2016, whichever comes earliest;**
- 3. These terms comprise the full and final settlement of all aspects of this dispute for both Parties.**

Given the mutual agreement reached during the Hearing, I find that the Parties have settled their dispute as recorded above. In order to give effect to the agreement I provide the Landlord with an order of possession effective 1:00 p.m. on March 31, 2016. This order of possession may be set aside should the Landlord require and become entitled to possession of the unit at an earlier date.

Conclusion

The Parties have settled the dispute. I grant the Landlord an order of possession effective 1:00 p.m. on March 31, 2016.

This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under Section 9.1(1) of the *Act*.

Dated: October 15, 2015

Residential Tenancy Branch

