



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding Peace Arch Senior Housing Society
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNC

Introduction:

The tenant has applied for an Order to cancel a Notice to End the Tenancy for Cause dated July 17, 2015 with an effective date of August 31, 2015. Both parties attended the teleconference hearing.

Facts:

A tenancy began on May 1, 2014 with rent in the amount of \$ 320.00. The landlord alleged that the tenant was in breach of his tenancy agreement or causing a disturbance by smoking in his suite, and coming and going late at night with shopping carts. In addition the landlord alleged the tenant was “hoarding.”

Settlement:

The parties settled this matter and have agreed that the tenancy shall continue and I have recorded that agreement pursuant to section 63(2) and in the context of section 47 (h) of the Residential Tenancy Act, I Order that:

- a. The tenant shall not smoke or permit of his guests to smoke in or outside his suite except in areas designated for smoking by the landlord

Conclusion:

As a result of the settlement, I have I have cancelled the Notice to End the Tenancy dated July 17, 2015 with an effective date of August 31, 2015. I make no order as to the recovery of the filing fee.

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: October 05, 2015

Residential Tenancy Branch

