



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding EDAN PROPERTIES LTD. & EDMOND M. KILL
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNC, MNDC

Introduction

This matter dealt with an application by the Tenant to cancel a Notice to End Tenancy for Cause and for compensation for damage or loss under the Act, regulations or tenancy agreement.

During the course of the hearing, the parties reached an agreement to settle these matters, on the following conditions:

1. The Landlords and Tenant agreed to end the tenancy on February 29, 2016 at 1:00 p.m.
2. The Landlords and Tenant agreed no rent will be paid for December, 2015, January, 2016 and February, 2016 as compensation to the Tenant for ending the tenancy on February 29, 2016.
3. Further the Landlord agreed to contribute \$1,000.00 towards the Tenants moving costs. The parties agreed these funds would be use to hire a commercial moving company (Two Small Men with Big Hearts were discussed as a potential moving company to be used).
4. Both the Landlord and the Tenant agreed the security deposit of \$497.50 and pet deposit of \$497.50 would be handled at the end of the tenancy in accordance with the Act and regulations.
5. The Landlord agreed to withdraw their dispute resolution application with the Residential Tenancy Board file # 841531 scheduled for a hearing on December 15, 2015 as part of this settlement agreement.

6. The Tenant agreed this settlement agreement is accepted as full settlement of his application for dispute resolution with the Residential Tenancy Branch file #839694.
7. The Landlord will receive an Order of Possession with and effective vacancy date of February 29, 2016 at 1:00 p.m.

Under section 63 (1) the director can assist parties or offer parties an opportunity to settle their dispute. Pursuant to section 63 of the Act the Landlords and the Tenant agreed to the above arrangement.

As no further action is required on this file, the file is closed.

Conclusion

The Parties agreed to end the tenancy on February 29, 2016 at 1:00 p.m. as per the above arrangement.

The Landlord has received an Order of Possession with an effective vacancy date of February 29, 2016 at 1:00 p.m.

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: November 03, 2015

Residential Tenancy Branch

