



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding Belmont Properties
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNR, OLC, FF

Introduction

This hearing was convened by way of conference call concerning an application made by the tenant for an order cancelling a notice to end the tenancy for unpaid rent or utilities; for an order that the landlord comply with the *Act*, regulation or tenancy agreement; and for a monetary order for recovery of the filing fee for the cost of the application.

The tenant attended the hearing with a witness present, and an agent for the landlord company attended with a witness.

During the course of the hearing the parties agreed that the notice to end the tenancy is cancelled and the tenancy continues. The parties also agree that the landlord will comply with the *Residential Tenancy Act* by only issuing notices to end the tenancy in accordance with the *Act*, and that the tenant recover the \$50.00 filing fee.

Conclusion

For the reasons set out above, and by consent, the 10 Day Notice to End Tenancy for Unpaid Rent or Utilities dated October 10, 2015 is hereby cancelled and the tenancy continues.

I hereby order, by consent, that the landlord comply with the *Residential Tenancy Act* by only issuing notices to end the tenancy in accordance with the *Act*.

I further grant a monetary order in favour of the tenant as against the landlord pursuant to Section 67 of the *Residential Tenancy Act* in the amount of \$50.00. This amount may be deducted from future rent payable or may otherwise be recovered.

These orders are final and binding and may be enforced.

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: December 16, 2015

Residential Tenancy Branch

