



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNL, FF

Introduction

This hearing dealt with the tenants' Application for Dispute Resolution seeking to cancel a notice to end tenancy.

The hearing was conducted via teleconference and was attended by both tenants; the landlord and his agent.

During the hearing I clarified that the party named as the respondent on the tenants' Application for Dispute Resolution was the landlord's agent. With agreement of both parties I amended the Application to reflect the landlord's name as respondent.

Issue(s) to be Decided

The issues to be decided are whether the tenants are entitled to cancel a 2 Month Notice to End Tenancy for Landlord's Use of Property and to recover the filing fee from the landlord for the cost of the Application for Dispute Resolution, pursuant to Sections 49, 67, and 72 of the *Residential Tenancy Act (Act)*.

Background and Evidence

During the hearing the parties reached the following settlement:

1. The tenants will vacate the rental unit no later than May 31, 2016.

Conclusion

In support of this settlement and with the agreement of both parties I grant the landlord an order of possession effective **May 31, 2016 after service on the tenants**. This order must be served on the tenants. If the tenants fail to comply with this order the

landlord may file the order with the Supreme Court of British Columbia and be enforced as an order of that Court.

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: January 08, 2016

Residential Tenancy Branch

