



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes RI

Introduction

This was a hearing with respect to the landlord's application for an additional rent increase. The hearing was conducted by conference call. The landlord and the tenant called in and participated in the hearing.

Issue(s) to be Decided

Should an additional rent increase be granted to the landlord and, if so, on what terms?

Background and Evidence

The rental unit is a strata title apartment in Vancouver. The tenancy began approximately six years ago. The current monthly rent is \$2,000.00, payable on the first of each month. The landlord has applied for an additional rent increase, exceeding the annual amount permitted by the *Residential Tenancy Act* and Regulation on the ground that the rent for the unit is significantly lower than the rent paid for other rental units similar to and in the same geographic area as the rental unit.

Analysis

At the hearing the landlord and the tenant were given the opportunity to discuss a settlement of the landlord's request for an additional rent increase. The tenant and the landlord agreed that the monthly rent for the rental unit will increase to the sum of \$2,387.00 commencing March 1, 2016 without the need for serving the tenant with a notice of rent increase.

The landlord may not increase the rent before the anniversary of this rent increase and any future rent increases will be given in accordance with the provisions of the *Residential Tenancy Act*, using the approved form.

Conclusion

Pursuant to the agreement of the parties, I order that the monthly rent for the rental unit will increase by an amount of \$387.00 to the sum of \$2,387.00, effective March 1, 2016 without the requirement that the landlord serve the tenant with a notice of rent increase.

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 27, 2016

Residential Tenancy Branch

