



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes OPB, O, FF

Introduction:

The landlord applied for an Order for Possession pursuant to a fixed term tenancy with a term ending on February 29, 2016. A hearing was conducted in the presence of both parties

Facts:

A tenancy began on May 1, 2014 with rent in the amount of \$ 1,500.00 due in advance on the first day of each month. The tenancy agreement provided that it was for a fixed term ending on February 29, 2016. The tenant was required to move at the end of the tenancy.

Settlement:

The parties settled this matter and I have recorded the agreement pursuant to section 63(2) as follows:

- a. The parties have agreed to end the tenancy effective March 31, 2016 at 1:00 PM,
- b. The tenant will pay rent for March 2016,
- c. The tenant will cooperate with and provide to the landlord access to the unit to show to prospective tenants upon 24 hours notice, and
- d. The landlord agrees to reimburse the tenant for all hydro and gas utilities paid by the tenant from September 1, 2015 through March 31, 2016 upon presentation of all relevant utility bills.

Conclusion:

As a result of the settlement I have granted the landlord an Order for Possession effective March 31, 2016 at 1:00 PM. This order may be enforced in the Supreme Court of B.C. There shall be no order as to reimbursement of the filing fee herein as it was not part of the settlement. The landlord must serve the tenant with a copy of the decision and Order as soon as possible. The parties are cautioned to deal with the security deposit in compliance with section 38 of the Act.

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: February 15, 2016

Residential Tenancy Branch

