



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding GREATER VICTORIA HOUSING SOCIETY
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNC

Introduction

This matter dealt with an application by the Tenant to cancel a Notice to End Tenancy for Cause.

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

1. The Landlord and the Tenant agreed to enter into a new Tenancy Agreement on April 15, 2016 that will contain a clause prohibiting smoking, specifically smoking marijuana, in the Tenant's rental unit. All other term of the new tenancy agreement will carry forward from the existing tenancy agreement.
2. It is agreed by the Tenant and the Landlord that this is a material term of the tenancy agreement and if the Tenant smokes marijuana in the rental unit it is grounds for an eviction.
3. The Landlord agreed to prepare the new tenancy agreement and to contact the Tenant for completion and signing of the tenancy agreement on or before April 15, 2016.
4. As the parties have agreed to terms to continue the tenancy the 1 Month Notice to End Tenancy for Cause dated March 4, 2016 is cancelled.

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 Landlord 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 continue the tenancy under a new tenancy agreement to be completed by April 15, 2016.

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: April 04, 2016

Residential Tenancy Branch