



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding YIN WAN ENTERPRISES  
and [tenant name suppressed to protect privacy]

## **SETTLEMENT RECORD**

Dispute Codes      DRI, ERP

### Introduction

This hearing was convened in relation to the tenant's application pursuant to the *Residential Tenancy Act* (the Act) for:

- an order to the landlord to make emergency repairs to the rental unit pursuant to section 33; and
- a determination regarding their dispute of an additional rent increase by the landlord pursuant to section 43.

The tenant appeared. Two agents attended on the landlord's behalf.

In the course of the hearing the parties agreed that the issues in the application had been resolved.

### Analysis

Pursuant to section 63 of the Act, an arbitrator may assist the parties to settle their dispute and if the parties settle their dispute during the dispute resolution proceedings, the settlement may be recorded in the form of a decision or an order.

The parties reached an agreement to settle their dispute under the following final and binding terms:

1. The tenant agreed that the emergency repairs are complete.
2. The parties agreed that monthly rent increased by \$19.00 to \$704.00 as at 1 March 2016.
3. The parties agreed that the next rent increase will occur no sooner than 1 March 2017.

The parties agreed that these particulars comprise the full and final settlement of all aspects of their disputes for both parties.

Conclusion

The dispute is settled as the emergency repairs are complete and the new rent amount has been agreed to by the parties.

This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under subsection 9.1(1) of the Act.

Dated: April 15, 2016

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Residential Tenancy Branch