



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNC, MT

Introduction

This hearing convened as a result of a Tenant's Application for Dispute Resolution wherein he sought to cancel a Notice to End Tenancy for Cause issued on April 14, 2016 (the "Notice").

Both parties attended the hearing. The Tenants was assisted by an advocate, C.B., and a case worker, H.B. The Landlords were represented by an agent, A.G. of the management company V.M.

The hearing process was explained and the participants were asked if they had any questions. Both parties provided affirmed testimony and were provided the opportunity to present their evidence orally and in written and documentary form, and make submissions to me.

The parties agreed that all evidence that each party provided had been exchanged. No issues with respect to service or delivery of documents or evidence were raised.

During the hearing the parties reached a comprehensive settlement. Pursuant to section 63 of the *Residential Tenancy Act* and Rule 8.4 of the *Residential Tenancy Rules of Procedure*, I record their settlement in this my decision and Orders as follows.

Settlement

1. By no later than 4:00 p.m. on June 15, 2016 the Tenant shall pay to the Landlord's agent, V.M., the sum of \$387.73 representing the Tenant's payment of the municipal utility bill to March 31, 2016.
2. Should the payment in paragraph 1 be made as required,

- a. the Tenant may continue to reside in the rental unit until 1:00 p.m. on July 31, 2016;
 - b. the Tenant shall pay the sum of \$1,100.00 for his use and occupancy of the rental unit for the month of July 31, 2016, and,
 - c. the Landlord shall be entitled to an Order of Possession effective until 1:00 p.m. on July 31, 2016.
3. Should the payment in paragraph 1 not be made as required:
- a. the Tenant shall vacate the rental unit by no later than 1:00 p.m. on June 30, 2016; and,
 - b. the Landlord shall be entitled to an Order of Possession effective until 1:00 p.m. on June 30, 2016.

Conclusion

The parties resolved all matters by mutual agreement. Their agreement is as set out in this my Decision and resulting Orders.

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: June 06, 2016

Residential Tenancy Branch