



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes OPL, MNDC

Introduction

This hearing was convened by way of conference call concerning an application made by the landlord seeking an Order of Possession for landlord's use of the property and for a monetary order for money owed or compensation for damage or loss under the *Act*, regulation or tenancy agreement, and to recover the filing fee from the tenant.

The landlord and the tenant attended the hearing. The landlord was assisted by another person, and the tenant was assisted by a law student and accompanied by a witness.

During the course of the hearing the parties agreed to settle this dispute in the following terms:

1. The landlord will have an Order of Possession effective August 31, 2016 at 1:00 p.m. and the tenancy will end at that time;
2. The parties will conduct the move-out condition inspection report on August 31, 2016 at 12:00 noon without the necessity of the landlord providing a second opportunity to the tenant to schedule the inspection;
3. The landlord will have a monetary order in the amount of \$1,250.00 in full satisfaction of rent to the end of the tenancy.

Conclusion

For the reasons set out above, and by consent, I hereby grant an Order of Possession in favour of the landlord effective August 31, 2016 at 1:00 p.m. and the tenancy will end at that time.

I further order that the parties conduct the move-out condition inspection on August 31, 2016 at 12:00 noon without the necessity of the landlord providing the tenant with a second opportunity to conduct the inspection and complete the report.

I further grant a monetary order in favour of the landlord as against the tenant pursuant to Section 67 of the *Residential Tenancy Act* in the amount of \$1,250.00 in full satisfaction of rent to the end of the tenancy.

This order is final and binding and may be enforced.

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: August 16, 2016

Residential Tenancy Branch