



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNC, FF

Introduction

The tenants apply to cancel a one month Notice to End Tenancy for cause dated August 31, 2016. The Notice alleges that the tenants have been repeatedly late paying rent, have put the landlord's property at significant risk, have caused extraordinary damage to the rental unit and/or have not done required repairs to the rental unit.

The parties were able to resolve this dispute at hearing. It was agreed that this tenancy will end **December 31, 2016** and that the respondents will have an order of possession for one o'clock on that date.

It was agreed that the tenants would bear the cost of the filing fee.

No evidence was adduced. No decision was made about whether or not any or all of the allegations in the Notice were true. That remains an open question. The landlords are free to pursue a claim against the tenants should the tenants fail to leave the premises reasonably clean and free of damage but for reasonable wear and tear.

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: October 26, 2016

Residential Tenancy Branch