



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding CAPITAL J MANAGEMENT LTD.
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNR

Introduction

This hearing was convened as a result of the Tenant's Application for Dispute Resolution, received at the Residential Tenancy Branch on September 19, 2016 (the "Application"). The Tenant applied for an order cancelling a 10 Day Notice to End Tenancy for Unpaid Rent or Utilities, dated September 14, 2016, pursuant to the *Residential Tenancy Act* (the "Act").

Settlement

The opportunity for settlement was discussed with the parties during the hearing. The parties were advised there is no obligation to resolve the dispute through settlement, but that I could assist the parties to reach an agreement, which would be documented in my Decision.

During the hearing, the parties mutually agreed to settle this matter as follows:

1. The Tenant agrees to pay the Landlord \$870.00 in outstanding rent by November 22, 2016;
2. Commencing December 1, 2016, the Tenant agrees to make all rent payments to the Landlord on or before the first day of each month; and
3. The Tenant agrees to withdraw the Application in full as part of this mutually agreed settlement.

This settlement agreement was reached in accordance with section 63 of the *Act*.

Conclusion

I order the parties to comply with the terms of their mutually settled agreement described above.

In support of the settlement, and with the agreement of the parties, I grant the Landlord a monetary order in the amount of \$870.00, which will be of no force or effect if the Tenant pays the Landlord in accordance with the settlement agreement described above. If the Tenant fails to make the payment described above, the order may be filed in and enforced as an order of the Provincial Court of British Columbia (Small Claims).

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: November 10, 2016

Residential Tenancy Branch