



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## DECISION

Dispute Codes CNC, FF, O

### Introduction

The tenant applies to cancel a one month Notice to End Tenancy for cause dated September 18, 2016 and for other, unspecified relief.

The parties reached a settlement of this dispute at the hearing. It was agreed:

1. This tenancy will end January 30, 2017 and the landlord will have an order of possession for one o'clock p.m. on that date,
2. The landlord waives the payment of rent for the months of December 2016 and January 2016. There may be dispute not yet advanced by either party about rent paid for months before then but that dispute was not adjudicated upon nor otherwise resolved at this hearing.
3. The tenant and her guests will restrict themselves to the area encompassed by the tenancy agreement, namely: the house, yard and parking spaces and not trespass over the existing fencing into the area considered to be the landlord's yard.
4. For the remainder of this tenancy, all communicated between the landlord and the tenant will be by email through the office of the landlord's solicitor Ms. N.A. The tenant and Ms. N.A. have each other's email addresses.
5. The landlord will compensate the tenant for \$50.00 of the \$100.00 filing fee the tenant paid for this application. Counsel for the landlord undertakes to pay that amount to the tenant within the next ten days, by cheque issued from her office.

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 17, 2016

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Residential Tenancy Branch