



Dispute Resolution Services

Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding The Kettle Friendship Society
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNC, PSF, MNDC, FF

Introduction

This hearing was convened in response to an application by the Tenant pursuant to the *Residential Tenancy Act* (the “Act”) for Orders as follows:

1. An Order cancelling a notice to end tenancy - Section 47;
2. An Order to provide services or facilities - Section 65;
3. A Monetary Order for compensation - Section 67; and
4. An Order to recover the filing fee for this application - Section 72.

Both Parties attended the conference call hearing. At the onset, both Parties indicated their desire to reach an agreement to resolve the dispute and during the Hearing did reach a settlement agreement.

Settlement Agreement

The Parties mutually agree as follows:

- 1. The tenancy will end no later than 1:00 p.m. on Wednesday February 15, 2017;**
- 2. If Tenant provides a week notice before moving out of the unit the Landlord will return the security deposit to the Tenant on that move-out date or, if no notice is provided, on February 15, 2017;**
- 3. The Landlord will reimburse the Tenant with pro-rated rent paid for the period after the date the Tenant moves out of the unit;**

- 4. The Landlord will provide a positive reference for the Tenant; and**
- 5. These terms comprise the full and final settlement of all aspects of this dispute for both Parties.**

Section 63 of the Act provides that if the parties settle their dispute during dispute resolution proceedings, the settlement may be recorded in the form of a decision or order. To give effect to the mutual agreement reached during the Hearing, I grant the Landlord an order of possession for 1:00 p.m. on February 15, 2017.

Conclusion

The Parties have settled the dispute.

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: January 16, 2017

Residential Tenancy Branch