



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNC, O

Introduction

This hearing was convened under the *Residential Tenancy Act* (the "Act") as a result of the tenants' Application for Dispute Resolution filed November 28, 2016 (the "Application"). The tenants sought an order cancelling canceling a 1 Month Notice to End Tenancy for Cause dated November 18, 2016 (the "1 Month Notice") and other unspecified relief. Both of the tenants and the landlord attended the hearing.

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 and would be binding upon them.

Settlement

An agreement was reached between the parties to settle this matter as follows:

1. The landlord withdraws the 1 Month Notice.
2. The tenants withdraw the Application to dispute the 1 Month Notice.
3. The parties agree that the tenancy will continue until 1:00 pm on February 28, 2017.
4. The tenants agree to vacate the rental unit at the end of the tenancy.
5. The tenants agree that while the tenancy continues they will be reasonably quiet and not unreasonably interfere with the quiet enjoyment of the other tenants in the building and, in particular, will not disrupt their downstairs neighbours.
6. The tenants also agree that while the tenancy continues they will not throw cooking waste or other materials off of their balcony.

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.

Dated: January 16, 2017

Residential Tenancy Branch

