



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding Belmont Properties
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNC, O

Introduction

This hearing was convened by way of conference call concerning an application made by the tenant seeking an order cancelling a notice to end the tenancy for cause.

The tenant and an agent for the landlord attended the hearing, and the landlord was accompanied by 3 witnesses.

During the course of the hearing the parties agreed to settle this dispute in the following terms:

1. The landlord will have an Order of Possession effective March 31, 2017 at 1:00 p.m. and the tenancy will end at that time;
2. If the tenant finds alternate accommodation before that date, the tenant will not be required to provide the landlord with 1 months notice in accordance with the *Residential Tenancy Act*, and if alternate accommodation is secured after rent has been paid for March, 2017, the landlord will reimburse the proportionate amount of rent for the balance of that month.

Since the parties have settled this dispute, I decline to order that the tenant recover the filing fee for the cost of the application.

Conclusion

For the reasons set out above, and by consent, I hereby grant an Order of Possession in favour of the landlord effective March 31, 2017 at 1:00 p.m. and the tenancy will end at that time.

I further order that if the tenant finds alternate accommodation prior to March 31, 2017, the tenant will not be required to provide the landlord with 1 months notice in

accordance with the *Residential Tenancy Act*, and if alternate accommodation is secured after rent has been paid for March, 2017, the landlord will reimburse the tenant the proportionate amount of rent for the balance of that month.

This order is final and binding and may be enforced.

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: February 08, 2017

Residential Tenancy Branch