



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNR

Introduction

This hearing dealt with a tenant's Application for Dispute Resolution (the "Application") under the Residential Tenancy Act (the "Act") for:

- cancellation of the landlord's 10 Day Notice To End Tenancy for Unpaid Rent or Utilities (the "10 Day Notice").

The landlord and tenant appeared at the teleconference hearing and gave affirmed testimony. The landlord appeared with an agent who also gave affirmed testimony, speaking on behalf of the landlord and assisting as an interpreter. During the hearing the landlord and tenant were given a full opportunity to be heard, to present sworn testimony and make submissions.

Pursuant to section 63 of the *Act*, the Arbitrator may assist the parties to settle their dispute and if the parties settle their dispute during the dispute resolution proceedings, the settlement may be recorded in the form of a decision or an order. During the hearing, the parties discussed the issues between them, engaged in a conversation, turned their minds to compromise and achieved a resolution of their dispute.

During the course of the hearing, the parties reached an agreement to settle this matter, on the following conditions:

1. The landlord agrees to withdraw the 10 Day Notice dated March 5, 2017.
2. The parties agree that the tenancy will continue until such time as it ends in accordance with the *Act*.

These particulars comprise the full and final settlement of all aspects of this dispute for all the parties. The landlord acknowledged that the tenant had paid the outstanding amount shown on the 10 Day Notice within 5 days of receiving it, which automatically cancelled the 10 Day Notice. Therefore, the landlord agreed to the above terms

voluntarily. The parties acknowledged that they understood and agreed that the above terms settle all aspects of the tenant's Application.

Conclusion

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

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: April 11, 2017

Residential Tenancy Branch