



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding RRD HOLDINGS LTD
and [tenant name suppressed to protect privacy]

RECORD OF SETTLEMENT

Dispute Codes:

CNL

Introduction

This hearing was convened in response to an application by the tenant dated April 25, 2017 to cancel a 2 Month Notice to End Tenancy for Landlord's Use dated April 20, 2017.

Both parties attended the conference call hearing and agreed to the exchange of evidence. The tenant's involvement was facilitated by their agent DS. The landlord was represented by their agent MP. During the course of the hearing, the parties discussed their dispute and reached agreement to settle this matter for all time to the parties' mutual satisfaction, and that I record the parties' settlement as per Section 63 of the Act, as follows.

1. The tenant acknowledges and the landlord agrees to the withdrawal of their 2 Month Notice to End Tenancy for Landlord's Use dated April 20, 2017, with the result that **the Notice dated April 20, 2017 is null and of no effect**. The tenancy continues.
2. The parties agree that moving forward **the 2 agents in this matter, DS and MP, will communicate** in respect to conveniently accomplishing the required renovation to the rental unit bathroom as soon as possible and to the benefit of both parties.
3. The parties agree **that time is of the essence**. The landlord agrees they will endeavour to complete the bathroom renovation as soon as practical. The tenant agrees to co-operate to the best of their ability to allow the landlord to achieve the bathroom renovation.

These particulars comprise the **full and final settlement** of all aspects of this dispute for both parties. Both parties testified they understood and agreed to the above terms; and, that the above terms settle all aspects of the dispute and are **final and binding**.

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: May 29, 2017

Residential Tenancy Branch