



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNR, OPR

Introduction

This hearing dealt with an Application for Dispute Resolution by Direct Request that was adjourned to a participatory hearing. The Landlord filed under the Residential Tenancy Act (the “Act”), for a Monetary Order for unpaid rent and for an Order of Possession.

The hearing was convened by telephone conference call and was attended by the Landlord, the agent for the Landlord (the “Agent”), and the Tenant. All parties provided affirmed testimony.

Settlement

The opportunity for settlement was discussed with the parties during the hearing. The parties were advised on several occasions during the hearing that there is no obligation to resolve the dispute through settlement, but that pursuant to section 63 of the *Act*, I could assist the parties to reach an agreement, which would be documented in my Decision and supporting order.

During the hearing, the parties mutually agreed to settle this matter as follows:

1. The Tenant agrees to vacate the rental property by 1:00 p.m. on September 13, 2017;
2. The Parties agree that the Tenant owes to the landlord, \$3,011.88; \$2,911.88 for rent for June-September, 2017, and \$100.00 for the recovery of the filing fee;
3. The Landlord withdraws their Application in full as part of this mutually agreed settlement.

Conclusion

In support of the settlement described above, and with the agreement of the parties, I grant the Landlord an order of possession, effective at 1:00 pm on September 13, 2017. The Landlord is provided with **this Order** in the above terms and the Tenant must be

served with **this Order** as soon as possible. Should the Tenant fail to comply with this Order, this Order may be filed in the Supreme Court of British Columbia and enforced as an Order of that Court.

In support of the settlement described above, and with the agreement of the parties, I grant the Landlord a Monetary Order in the amount of **\$3,011.88**; \$2,911.88 for rent for June-September, 2017, and \$100.00 for the recovery of the filing fee. The Landlord is provided with **this Order** in the above terms and the Tenant must be served with **this Order** as soon as possible. Should the Tenant fail to comply with this Order, this Order may be filed in the Small Claims Division of the Provincial Court and enforced as an Order of that Court.

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: September 7, 2017

Residential Tenancy Branch