



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes: CNC

Introduction:

The Application for Dispute Resolution filed by the Tenants seeks an order to cancel the one month Notice to End Tenancy dated July 28, 2017

A hearing was conducted by conference call in the presence of both parties. On the basis of the solemnly affirmed evidence presented at that hearing, a decision has been reached. All of the evidence was carefully considered.

Both parties were given a full opportunity to present evidence and make submissions. Neither party requested an adjournment or a Summons to Testify. Prior to concluding the hearing both parties acknowledged they had presented all of the relevant evidence that they wished to present.

I find that the one month Notice to End Tenancy was personally served on the Tenants by posting on July 28, 2017. Further I find that the Application for Dispute Resolution/Notice of Hearing was personally served on the landlord on August 11, 2017. With respect to each of the applicant's claims I find as follows:

Issues to be Decided:

The issue to be decided is whether the tenants are entitled to an order cancelling the one month Notice to End Tenancy dated July 28, 2017?

Background and Evidence:

The tenancy began on August 21, 2013. The present rent is \$570 per month payable in advance on the first day of each month. The tenants paid a security deposit of \$500 at the start of the tenancy.

Settlement:

At the start of the hearing the parties reached a settlement and they asked that I record the settlement pursuant to section 63(2) of the Act as follows:

- a. The parties mutually agree to end the tenancy on November 30, 2017.
- b. The parties request the arbitrator issue an Order of Possession for November 30, 2017.
- c. The tenants agree that number of occupants in the rental unit shall be restricted to 4 to be made up by each of the tenants and their two grandchildren.

Determination and Orders:

As a result of the settlement I issued an Order of Possession effective November 30, 2017.

The tenant musts be served with this Order as soon as possible. Should the tenant fail to comply with this Order, the landlord may register the Order with the Supreme Court of British Columbia for enforcement.

This decision is final and binding on the parties.

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 07, 2017

Residential Tenancy Branch