



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes OPT OLC RR

Introduction

This hearing dealt with the tenant's application pursuant to the *Residential Tenancy Act* (the "Act") for:

- an order requiring the landlord to comply with the Act, regulation or tenancy agreement pursuant to section 62;
- an order of possession of the rental unit pursuant to section 54;
- an order to allow the tenant(s) to reduce rent for repairs, services or facilities agreed upon but not provided, pursuant to section 65;

All named parties attended the hearing. During the hearing, the parties expressed an interest and were successful in resolving this dispute by mutual agreement.

Terms of Settlement

Pursuant to section 63 of the Act, an 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.

The parties reached an agreement to settle their dispute under the following final and binding terms:

1. The landlord agrees to provide in writing to the tenant an update on the projected timeline of the scheduled Envelope Repair Project for the rental building. The landlord agrees to provide this update to the tenant on or before November 12, 2017, after consultation with the construction Project Manager.
2. The landlord provides the tenant with assurance that he will be permitted to resume his tenancy in unit #203 once the Envelope Repair Project to the rental building is complete and confirmed as completed by the Project Manager.

3. The landlord agrees to continue to provide to the tenant without charge, the use of the storage locker space until he resumes his tenancy in unit #203.
4. The landlord withdraws its offer to provide additional storage to the tenant for any excess items as previously communicated to the tenant in writing on September 28, 2017. The tenant understands and agrees that finding appropriate storage of excess items is the tenant's own responsibility.

Each party confirmed that this agreement was reached voluntarily and that they understood the terms of the agreement. The parties agreed that these particulars comprise the full and final settlement of all aspects of this dispute.

This Decision and Settlement Agreement is final and binding on both 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: October 11, 2017

Residential Tenancy Branch