



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION AND RECORD OF SETTLEMENT

Dispute Codes

MNDC

Introduction

This hearing was convened in response to an application by the tenant seeking a Monetary Order under the *Residential Tenancy Act* (the Act) pursuant to Section 51(2) and Section 67. The tenant and the landlord attended the conference call hearing and provided testimony.

Background and Evidence

This tenancy ended in 2016 pursuant to a Notice to End for Landlord's Use and the tenant received their due compensation as a result.

Section 63 of the *Residential Tenancy Act* provides that the parties may attempt to settle their dispute(s) during a hearing. Pursuant to this provision, discussion between the parties during the hearing led to a settlement agreement as follows. Specifically:

1. The parties agree the landlord will compensate the tenant pursuant to the provisions of Section 51(2) as well as an additional amount, which together is the agreed sum of **\$3000.00**.

So as to perfect this agreement,

The tenant is given a **Monetary Order** to reflect condition #1 of this agreement. The landlord must be served the Order. If the landlord satisfies the amount of the Order, the Order becomes null and of no effect. If necessary, this Order may be filed in the Small Claims Court and enforced as an Order of that Court.

These particulars comprise the **full and final settlement** of all aspects of the tenant's application. Both parties testified they understood and agreed to the above terms. The parties confirmed this agreement was made on a voluntary basis and that the parties understood the nature of this full and final settlement of all matters.

The full text of the Act, and other resources, can be accessed via the Residential Tenancy Branch website: www.gov.bc.ca/landlordtenant.

Conclusion

The parties settled all aspects of the tenant's application in the above terms. The tenant is given a Monetary Order.

This Decision and Settlement are final and binding.

Dated: September 12, 2017

Residential Tenancy Branch

This Decision is amended / corrected pursuant to section 78(1)(c) of the Residential Tenancy Act this 4th day of October 2017, as indicated.