



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute codes CNR O

Introduction

This hearing dealt with the tenant's application for cancellation of a 10 Day Notice to End Tenancy for Unpaid Rent (the 10 Day Notice) pursuant to section 46 of the *Residential Tenancy Act* (the "Act"):

The landlord's agents and the tenant attended the hearing and were given a full opportunity to be heard, to present their sworn testimony, to make submissions, to call witnesses and to cross-examine one another. Agent K.M. (the Landlord) indicated that she would be the primary speaker on behalf of the landlord.

The landlord entered into evidence a signed 10 Day Notice to End Tenancy for Unpaid Rent (the 10 Day Notice), dated August 10, 2017, that the landlord testified was posted to the tenant's door on August 10, 2017. The tenant confirmed receiving the 10 Day Notice. In accordance with section 88 of the *Act*, I find the 10 Day Notice, identifying \$900.00 in rent owing for this tenancy, was duly served to the tenant.

Pursuant to section 63 of the *Act*, the 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. During this hearing, the parties reached an agreement to settle their dispute.

Both parties agreed to the following terms of a final and binding resolution of the tenant's application and the issues in dispute arising out of this tenancy at this time and that they did so of their own free volition and without any element of coercion:

1. Both parties agreed that this tenancy will end by 1:00 p.m. on November 10, 2017, by which time the tenant agreed to have vacated the rental unit.

2. Both parties agreed that these particulars comprise the full settlement of all aspects of the tenant's current application arising out of the 10 Day Notice issued on August 10, 2017.

Conclusion

To give effect to the settlement reached between the parties and as discussed at the hearing, I grant an Order of Possession to the landlord effective **on November 10, 2017, after service of this Order** on the tenant. Should the tenant or any occupant on the premises fail to comply with this Order, this Order may be filed and enforced as an Order of the Supreme Court of British Columbia.

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: November 08, 2017

Residential Tenancy Branch