



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNR, LAT, LRE (Tenant's Application)
 MNR, FF, OP (Landlords Application)

Introduction

This hearing convened as a result of cross applications.

Both parties appeared at the hearing. The hearing process was explained and the participants were asked if they had any questions. Both parties were provided the opportunity to present their evidence orally and in written and documentary form, and make submissions to me.

Settlement and Conclusion

During the hearing the parties reached a comprehensive settlement. Pursuant to section 63 of the Act, I record their agreement in this my decision and resulting Orders. The terms of the settlement are as follows. As the parties resolved matters by agreement I make no findings of fact or law with respect to their relative claims.

The parties confirmed at the end of the hearing that this agreement was made on a voluntary basis and that the parties understood the nature of this full and final settlement of this matter.

1. The Tenant will vacate the rental unit by no later than 4:00 p.m. on December 15, 2017.
2. The Landlords are entitled to an Order of Possession effective 4:00 p.m. on December 15, 2017. This Order may be filed in the Supreme Court and enforced as an Order of that Court.
3. The parties will meet at 2:00 p.m. on December 15, 2017 for the purposes of inspecting the rental unit.

4. The Landlords may retain the security deposit of \$425.00 in partial satisfaction of the Landlords' claim for unpaid rent. The Landlords are at liberty to reapply for further monetary compensation for unpaid rent or damage to the rental unit as the case may be.

This Decision is final and binding on the parties, except as otherwise provided under the Act, and 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 29, 2017

Residential Tenancy Branch