



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes PSF OPT LRE ERP LAT OLC

Introduction

This hearing was convened as a result of the Tenant's Application for Dispute Resolution, made on January 15, 2018. The Tenant applied for the following relief pursuant to the *Residential Tenancy Act* (the "*Act*"):

- an order that the Landlord provide services or facilities required by the tenancy agreement or law;
- an order of possession;
- an order setting or suspending conditions on the Landlord's right to enter the rental unit;
- an order that the Landlord make emergency repairs for health or safety reasons;
- an order authorizing the Tenant to change the locks to the rental unit; and
- an order that the Landlord comply with the *Act*, regulations, and/or the tenancy agreement.

The Tenant attended the hearing at the appointed date and time. He was accompanied by C.M., who was also a tenant under the tenancy agreement submitted into evidence. The Landlord attended the hearing at the appointed date and time. She was accompanied by K.D., who assisted with translation. All in attendance provided a solemn affirmation at the beginning of the hearing.

Settlement

The opportunity for settlement was discussed with the parties during the hearing. The parties were advised there is no obligation to resolve the dispute through settlement, but that I could assist the parties to reach an agreement, which would be documented in my Decision.

The parties agreed to settle this matter as follows:

1. The parties agree the tenancy will end on March 31, 2018, at 1:00 p.m.
2. The Tenant agrees to vacate the rental unit no later than March 31, 2018, at 1:00 p.m.
3. The Tenant agrees to withdraw the Application in full as part of this settlement agreement.

This settlement agreement was reached in accordance with section 63 of the *Act*. The parties remain at liberty to apply for monetary relief to which they may be entitled under the *Act*.

Conclusion

I order the parties to comply with the terms of the settlement agreement set out above.

In support of the settlement, and with the agreement of the parties, I grant the Landlord an order of possession, which will be effective on March 31, 2018, at 1:00 p.m. The order may be filed in 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: March 15, 2018

Residential Tenancy Branch