



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNC CNR ERP OLC PSF RP

Introduction

This hearing was convened by way of conference call concerning an application made by the tenant seeking the following relief:

- an order cancelling a notice to end the tenancy for cause;
- an order cancelling a notice to end the tenancy for unpaid rent or utilities;
- an order that the landlords make emergency repairs for health or safety reasons;
- an order that the landlords comply with the *Act*, regulation or tenancy agreement;
- an order that the landlords provide services or facilities required by the tenancy agreement or the law; and
- for an order that the landlords make repairs to the unit, site or property.

The tenant and both landlords attended the hearing, during which the parties agreed to settle this dispute in the following terms:

1. the landlords will have an Order of Possession effective March 31, 2018 at 1:00 p.m. and the tenancy will end at that time;
2. the parties will participate in completing the move-out condition inspection report on March 30, 2018 at 1:00 p.m. without the necessity of the landlords providing the tenant with 2 opportunities to schedule the move-out condition inspection;
3. the tenant will have a monetary order as against the landlords in the amount of \$1,200.00, and the landlords will pay that amount to the tenant by way of electronic transfer on March 30, 2018;
4. the parties will deal with the security deposit and/or pet damage deposit in accordance with Section 38 of the *Residential Tenancy Act*;
5. the tenant's application for a Review of the hearing conducted on March 1, 2018 is cancelled.

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.

Conclusion

For the reasons set out above, and by consent, I hereby grant an Order of Possession in favour of the landlords effective at 1:00 p.m. on March 31, 2018.

I further order the parties to complete the move-out condition inspection report on March 30, 2018 commencing at 1:00 p.m. without the necessity of the landlords providing the tenant with at least 2 opportunities to schedule the inspection.

I further grant a monetary order in favour of the tenant as against the landlords pursuant to Section 67 of the *Residential Tenancy Act* in the amount of \$1,200.00.

I further order the parties to deal with the security deposit and/or pet damage deposit in accordance with Section 38 of the *Residential Tenancy Act*.

The tenant's application for a Review Hearing is hereby cancelled.

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 20, 2018

Residential Tenancy Branch