



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding SANDEA ENGINEERING LTD
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes OPR, MNRL, FFL

Introduction

This hearing was convened by way of conference call concerning an application made by the landlord seeking an order of possession and a monetary order for unpaid rent or utilities and to recover the filing fee from the tenants for the cost of the application.

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

1. the landlord will have an Order of Possession effective at 1:00 p.m. on July 1, 2018 and the tenancy will end at that time;
2. the landlord will have a monetary order in the amount of \$3,600.00 but will not enforce it or attempt to enforce it unless the tenants fail to pay the sum of \$150.00 each month until that monetary order is satisfied.

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.

Since the parties have settled this dispute, I decline to order that the landlord recover the filing fee from the tenants.

Conclusion

For the reasons set out above, and by consent, I hereby grant an Order of Possession in favour of the landlord effective at 1:00 p.m. on July 1, 2018 and the tenancy will end at that time.

I further grant a monetary order in favour of the landlord as against the tenants pursuant to Section 67 of the *Residential Tenancy Act* in the amount of \$3,600.00 and I order that the

landlord not enforce it or attempt to enforce it unless the tenants fail to pay the sum of \$150.00 each month to the landlord until the monetary order is satisfied.

This order is final and binding and may be enforced.

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: June 12, 2018

Residential Tenancy Branch