



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding HUME INVESTMENTS
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes MT, CNC, OLC, OPC, FF

Introduction

This was a cross-application hearing for Dispute Resolution under the *Residential Tenancy Act* (“the Act”). The matter was set for a conference call hearing.

On April 23, 2018, the Landlords applied requesting an order of possession based on the issuance of a 1 Month Notice To End Tenancy For Cause dated March 31, 2018.

On April 23, the Tenants applied for more time to make an application to cancel a 1 Month Notice To End Tenancy For Cause. The Tenant also applied for an order that the Landlord comply with the *Act*.

The Tenant and Landlord attended the hearing. I introduced myself and the participants. The parties were provided with an opportunity to ask questions about the hearing process. They were provided with the opportunity to present oral testimony and to make submissions during the hearing.

I have reviewed all oral and written evidence before me that met the requirements of the rules of procedure. However, only the evidence relevant to the issues and findings in this matter are described in this Decision.

Issues to be Decided

- Should the Tenant be granted more time to dispute the 1 Month Notice To End Tenancy For Cause?
- Is the Landlord entitled to an Order of Possession?

A settlement agreement was reached in accordance with section 63 of the *Act*.

Settlement Agreement

During the hearing, the parties agreed to settle this matter, on the following conditions:

1. The parties agree that the tenancy will end on **July 31, 2018, at 1:00 p.m.**
2. The Landlord is granted an order of possession effective at 1:00 p.m. on July 31, 2018. The Landlord must serve the Tenant with the order of possession.
3. The Landlord withdraws his 1 Month Notice To End Tenancy For Cause in full as part of this mutually settled agreement.
4. The Tenants withdraw the application for more time to make an application to cancel a notice to end tenancy, and for an order that the Landlord comply with the Act, as part of this mutually settled agreement.

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. I indicated that if either party did not wish to resolve this matter through a mutually agreed settlement, I was prepared to hear their evidence and make a decision.

Conclusion

I order the parties to comply with the terms of their mutually settled agreement described above.

The Landlord has been granted an order of possession effective July 31 2018, at 1:00 p.m. This order must be served on the Tenant and may be filed in the Supreme Court of British Columbia and enforced as an order of that Court.

This decision is final and binding on the parties, unless 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: July 03, 2018

Residential Tenancy Branch