



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      OPC, FF

### Introduction

This hearing was convened in response to an application by the Landlord pursuant to the *Residential Tenancy Act* (the “Act”) for Orders as follows:

1. An Order for Possession - Section 55; and
2. An Order to recover the filing fee for this application - Section 72.

The Landlord and Tenant were each given full opportunity under oath to be heard, to present evidence and to make submissions. During the hearing, both Parties indicated their desire to reach an agreement to resolve the dispute and during the Hearing did reach a settlement agreement. 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.

### Agreed Facts

The tenancy began on February 1, 2012. Rent of \$675.00 is payable on the first day of each month. At the outset of the tenancy, the Landlord collected a security deposit of \$325.00. On March 6, 2018 the Landlord served the Tenant in person with a one month notice to end tenancy for cause (the “Notice”). The Tenant did not dispute the Notice and has not moved out of the unit.

### Settlement Agreement

**The Parties mutually agree as follows:**

1. **The tenancy will end on August 20, 2018;**
2. **The Tenant will move out of the unit no later than 1:00 p.m. on August 20, 2018; and**
3. **These terms comprise the full and final settlement of all aspects of this dispute for both Parties.**

Section 63 of the Act provides that if the parties settle their dispute during dispute resolution proceedings, the settlement may be recorded in the form of a decision or order. Given the mutual agreement reached between the Parties at the hearing I find that the dispute has been settled as recorded above. In order to give effect to this agreement I grant the Landlord an order of possession effective 1:00 p.m. on August 20, 2018.

#### Conclusion

The Parties have settled the dispute. **I grant** an Order of Possession to the Landlord that is effective 1:00 p.m. on August 20, 2018.

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: August 02, 2018

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Residential Tenancy Branch