



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding PARK BRIDGE LIFESTYLE COMMUNITIES INC.
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes MNDC, FF

This hearing dealt with the landlord's application pursuant to the *Manufactured Home Park Tenancy Act* (the Act) for:

- owed or compensation for damage or loss under the Act, regulation or tenancy agreement pursuant to section 60;
- authorization to recover its filing fee for this application from the tenants pursuant to section 65.

Both parties attended the hearing via conference call and provided affirmed testimony.

At the outset both parties confirmed that a mutual resolution had been reached and wished to have the Residential Tenancy Branch formally record the settlement.

Section 56 of the Manufactured Home Park Tenancy Act provides that the parties may attempt to settle their dispute during a hearing. Pursuant to this provision, discussion between the two parties during the hearing led to a resolution. Specifically, it was agreed as follows:

Both parties agreed that the tenants would pay to the landlord a total of \$11,100.00 with a payment plan where the tenants agree to pay to the landlord \$150.00 per month.

The landlord agreed to withdraw the Application for Dispute for a monetary claim.

Both parties agreed that the above noted particulars comprised a full and final settlement of all aspects of the dispute arising from this application for dispute resolution.

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.

In order to implement the above settlement reached between the parties, I issue a monetary order in the landlord's favour in the amount of \$11,100.00. I deliver this Order to the landlord in support of the above agreement for use in the event that the tenant(s) do not abide by the terms of the above settlement. The landlord is provided with this Order in the above terms and the tenant(s) must be served with a copy of this Order as soon as possible after a failure to comply with the terms of the above settlement agreement. Should the tenant(s) fail to comply with this Order, this Order may be filed in the Small Claims Division of the Provincial Court and enforced as Orders of that Court.

This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under Section 9.1(1) of the *Manufactured Home Park Tenancy Act*.

Dated: September 14, 2018

Residential Tenancy Branch