



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNL-4M,

Introduction

This hearing dealt with the Tenant's Application for Dispute Resolution (the Application) for cancellation of the landlord's Four Month Notice to End Tenancy for Demolition, Renovation or Conversion to Another Use (Four Month Notice) pursuant to section 49 of the Residential Tenancy Act;

The landlord and the tenant attended the hearing and were given a full opportunity to be heard, to present their sworn testimony, to make submissions, to call witnesses and to cross-examine one another.

Preliminary Matters

The tenant confirmed that he intended to dispute the Four Month Notice under the Manufactured Home Park Tenancy Act but that the notice to end tenancy was not on approved form from the Residential Tenancy Branch. The tenant stated that they did not know what to apply under based on the notice provided. The applicant submitted that they rent a lot for their recreational vehicle in a parking lot.

The applicant requested to amend their Application to be heard under the Manufactured Home Park Tenancy Act, which the landlord did not object to. I have amended the Application pursuant to section 57 of the Act.

Analysis

Pursuant to section 56 of the *Act*, the Arbitrator may assist the parties to settle their dispute and if the parties settle their dispute during the dispute resolution proceedings, the settlement may be recorded in the form of a decision or an order. During this hearing, the parties reached an agreement to settle their dispute.

Both parties agreed to the following terms of a final and binding resolution of the tenant's application and the issues in dispute arising out of this tenancy at this time and that they did so of their own free volition and without any element of coercion:

1. Both parties agreed that this tenancy will end on March 07, 2019.
2. Both parties agreed that these particulars comprise the full settlement of all aspects of the tenant's current application arising out of the notice to end tenancy issued on January 04, 2019.

Conclusion

I grant an Order of Possession to the landlord effective on **March 07, 2019, after service of this Order** on the tenant. Should the tenant(s) or any occupant fail to comply with this Order, this Order may be filed and enforced as an Order of the Supreme Court of British Columbia.

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: February 25, 2019

Residential Tenancy Branch