



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding NEW COLUMBIA PROPERTIES
LTD. and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes FFL MNRL OPR

Introduction

This hearing dealt with the landlord's application pursuant to the *Residential Tenancy Act* (the “Act”) for an order of possession, a monetary order for unpaid rent and reimbursement of the filing fee.

Tenant appeared with her advocate, AN. The tenant’s support professionals, DB and LW, were also present but they did not participate in the hearing. GK appeared as a representative of the landlord.

Preliminary Matter: Name Correction

The parties agreed that the application for dispute resolution stated the wrong name for the tenant. I herein amend the tenant’s application to state to the correct name of the tenant, which is stated on first page of this decision, pursuant to section 64(3)(c) of the *Act*.

Settlement

Before the conclusion of this hearing, the parties discussed the issues between them, engaged in a conversation, turned their minds to compromise, and achieved a resolution of their dispute.

Pursuant to section 63 of the *Act*, the Arbitrator may assist the parties to settle their dispute and if the parties do so during the dispute resolution proceedings, the settlement may be recorded in the form of a Decision or an Order. Given the agreement

reached between the parties during the proceedings, I find that the parties have settled their dispute and the following records this settlement as a Decision:

The Parties mutually agreed as follows:

- 1) The landlord shall allow the Tenant to have access to the rental unit until 1:00 pm on March 31, 2019 to remove her possessions and the landlord is granted an Order of Possession in accordance with that date.

This term comprises the full and final settlement of all aspects of these applications for both parties.

Based on the above, I find that all matters between these parties raised in this application is resolved pursuant to the above agreed terms.

Conclusion

To give effect to the settlement reached between the parties and as discussed with them during the hearing, I issue an Order of Possession to the landlord, which is to take effect by 1:00 p.m. on March 31, 2019. If the tenant fails to comply with this Order, this Order may be filed and enforced as an Order of the Supreme Court of British Columbia.

Further to the settlement reached by the parties, I dismiss all claims by both parties in this application without leave to reapply.

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: March 12, 2019

Residential Tenancy Branch