



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding LAKE STAR PROPERTIES LTD and
[tenant name suppressed to protect privacy]

DECISION

Dispute Codes

OPC, OPM, MNRL-S, FFL

Introduction

This hearing was convened as a result of the Landlord's Application for Dispute Resolution, made on April 6, 2019 (the "Application"). The Landlord applied for the following relief, pursuant to the *Residential Tenancy Act* (the "Act"):

- an order of possession for cause;
- an order of possession for a mutual agreement to end tenancy;
- a monetary order for unpaid rent;
- an order to retain the security deposit; and
- an order granting recovery of the filing fee.

The Tenant and the Tenant's advocate W.D. attended the hearing. The Landlord also attended the hearing at the appointed date and time. Each party provided affirmed testimony during the hearing.

Settlement Agreement

The opportunity for settlement was discussed with the parties during the hearing. During the hearing, the parties agreed to settle this matter, on the following conditions:

1. The parties agree that the tenancy will end on **May 31, 2019 at 1:00 P.M.**
2. The Landlord is granted an order of possession effective **May 31, 2019 at 1:00 P.M.** The Landlord must serve the Tenant with the order of possession.
3. The Landlord agrees to withdraw his application in full as part of this mutually settled agreement.

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

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 on several occasions 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 May 31, 2019 at 1:00 P.M. This order must be served on the Tenant as soon as possible, and may be filed in the Supreme Court of British Columbia and enforced as an order 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 *Residential Tenancy Act*.

Dated: May 23, 2019

Residential Tenancy Branch