



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Code CNC

Introduction

This hearing was convened as a result of the Tenant's Application for Dispute Resolution, made on September 5, 2019 (the "Application"). The Tenant applied for an order cancelling a One Month Notice to End Tenancy for Cause, dated August 26, 2019 (the "One Month Notice"), pursuant to the *Residential Tenancy Act* (the "Act").

The Tenant attended the hearing and was accompanied by J.H. and I.M., advocates. The Landlord was represented at the hearing by C.L., an agent, and I.G., an advocate.

Settlement

The opportunity for settlement was raised by the parties during the hearing. 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, which would be documented in my Decision.

The parties agreed to settle this matter as follows:

1. The parties agree the tenancy will end on November 7, 2019, at 5:00 P.M.
2. The Tenant agrees to vacate the rental unit no later than November 7, 2019, at 5:00 P.M.
3. The Tenant agrees the Landlord may retain the \$410.00 security deposit held.
4. The Landlord agrees to permit the Tenant to leave behind a mattress and bed frame, a coffee table, a bookshelf and a television, which will be disposed of by the Landlord.
5. The Landlord agrees to withdraw the One Month Notice.
6. The Tenant agrees to withdraw the Application.

This settlement agreement was reached in accordance with section 63 of the *Act*. Nothing in this settlement agreement is to be construed as limiting the parties' entitlement to compensation or other relief to which they may be entitled under the *Act*.

Conclusion

I order the parties to comply with the terms of the settlement agreement set out above.

In support of the settlement, and with the agreement of the parties, I grant the Landlord an order of possession, which will be effective on November 7, 2019, at 5:00 P.M. The order may be filed in 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 *Residential Tenancy Act*.

Dated: October 31, 2019

Residential Tenancy Branch