



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding Warrington PCI Management and
[tenant name suppressed to protect privacy]

DECISION

Dispute Codes ET

Introduction

This hearing was convened by way of conference call in response to a Landlord's Application for Dispute Resolution to end the tenancy early and obtain an Order of Possession.

All parties appeared for the hearing and provided testimony. Both parties confirmed receipt of each other's evidence.

Settlement Agreement

During the hearing, a mutual agreement was discussed and the Landlord agreed to withdraw her application to end the tenancy early in pursuit of the following settlement agreement.

Pursuant to section 63 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.

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 Tenant will move out of the rental unit by **January 15, 2020, at 1pm.**
- The Landlord also issued a 1-Month Notice for Cause, on October 10, 2019, and both parties consent to this Notice being cancelled in pursuit of this settlement agreement.

- The Landlord and Tenant will communicate by email until the end of the tenancy for any informal matters. Both parties confirmed they had each other's email address.
- For any formal matters, both parties agree to use registered mail as a way to deliver documents.
- These terms comprise the full and final settlement of all aspects of this dispute for both parties.

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.

I also order the Landlord to comply with the *Act*, in terms of access to the rental unit. Any access to the unit must be done in accordance with the *Act*, and this decision does not impact these rights and responsibilities.

Conclusion

In support of the agreement described above, the landlord is granted an order of possession effective January 15, 2020, at 1pm and after service on the tenant. The Landlord may serve and enforce this Order if the Tenant fails to move out as specified above.

This Order **must** be read in conjunction with the above settlement agreement and the Landlord **must not** seek to enforce this Order on the Tenants, unless the Tenants fail to meet the conditions of this agreement.

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: November 07, 2019

Residential Tenancy Branch