



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes:

CNR, MT, RR

Introduction

This hearing was convened in response to the Tenant's Application for Dispute Resolution, in which the Tenant applied to cancel a Ten Day Notice to End Tenancy for Unpaid Rent or Utilities; for more time to apply to cancel the Ten Day Notice to End Tenancy for Unpaid Rent or Utilities; and for a rent reduction.

The Landlords and the Tenant agree that the Dispute Resolution Package was personally served to the female Landlord on December 12, 2019 or December 13, 2019.

Issue(s) to be Decided

Should the Notice to End Tenancy for Unpaid Rent be set aside?
Is there a need to grant the Tenant more time to apply to cancel the Ten Day Notice to End Tenancy for Unpaid Rent or Utilities?
Is the Tenant entitled to a rent reduction?

Background and Evidence

Shortly after the hearing commenced, the parties informed me that they had reached a settlement agreement and that they would like to settle all issues in dispute at these proceedings under the following terms:

- The tenancy will end, by mutual agreement, at 2:00 p.m. on May 31, 2020;
- The Tenant will attempt to find alternate housing as soon as is possible;
- The \$800.00 the Tenant currently owes to the Landlords will be "forgiven";
- The Tenant will pay rent, in full, on February 01, 2020, March 01, 2020, April 01, 2020, and May 01, 2020; and
- The Landlords will receive an Order of Possession for May 31, 2020.

This agreement was summarized for the parties on at least two occasions and all parties at the hearing indicated that they agreed to resolve this dispute under these terms.

The parties each acknowledged that they understand they were not required to enter into this agreement and that they understood the agreement was final and binding.

Analysis

All issues in dispute at these proceedings have been settled in accordance with the aforementioned terms.

Conclusion

I grant the Landlord an Order of Possession that is effective at 2:00 p.m. on May 31, 2020. This Order may be served on the Tenant, filed with 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: February 06, 2020

Residential Tenancy Branch