



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

### **Dispute Codes**      CNR

This hearing dealt with the tenants' application pursuant to the *Manufactured Home Park Tenancy Act* (the "**Act**") for the cancellation of the landlord's 10 Day Notice to End Tenancy for Unpaid Rent (the "**Notice**") pursuant to section 39 of the Act.

The tenants attended the hearing. The landlord was represented at the hearing by two agents and by counsel. All were given a full opportunity to be heard, to present affirmed testimony, to make submissions, and to call witnesses.

The tenants testified, and landlord's counsel confirmed, that the tenants served the landlord with the notice of dispute resolution form and supporting evidence package. Landlord's counsel stated, and the tenants confirmed, that the landlord served the tenants with their evidence package. I find that all parties have been served with the required documents in accordance with the Act.

Pursuant to section 56 of the Act, an 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. During the hearing the parties discussed the issues between them, engaged in a conversation, turned their minds to compromise and achieved a resolution of their dispute.

The parties agreed to the following final and binding settlement of all issues currently under dispute:

1. The tenants will pay the landlord \$1,160 by April 22, 2020.
2. The tenants will pay the landlord monthly rent by the last day of the month that it is due (for example, May's rent would be due on May 31) in the following amounts:
  - a. \$780 in the months of June to September (inclusive); and
  - b. \$580 in all other months.
3. The Notice is cancelled and of no force or effect. The tenancy will continue.

These particulars comprise the full and final settlement of all aspects of this dispute. The parties gave verbal affirmation at the hearing that they understood and agreed to

the above terms as legal, final, and binding, which settle all aspects of this dispute between.

### **Conclusion**

As the parties have reached a settlement, I make no factual findings about the merits of this application.

To give effect to the settlement reached between the parties, and as discussed at the hearing, I issue the attached monetary order ordering the tenants to pay the landlord \$1,160 by April 22, 2020.

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: April 14, 2020

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Residential Tenancy Branch