



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute codes MNDC

Introduction

This hearing dealt with the tenant's application pursuant to the *Residential Tenancy Act* (the "Act") for:

- a monetary order for compensation for damage or loss under the Act, regulation or tenancy agreement pursuant to section 67.

All named parties attended the hearing. During the hearing, the parties expressed an interest and were successful in resolving this dispute by mutual agreement.

Terms of Settlement

Pursuant to section 63 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.

The parties reached an agreement to settle their dispute under the following final and binding terms:

1. The tenants and landlord reached a mutual agreement to **end this tenancy** *no later* than **1:00 p.m. on October 31, 2020**, and, the landlord will be granted an **Order of Possession** effective this date.
2. In addition to entering into this mutual agreement to end tenancy, the tenants agree to return a signed copy of a formal release which is to be prepared by the landlord's counsel and e-mailed to the tenants.
3. In exchange for the tenants' mutual agreement to end this tenancy and signing of the formal release, the landlord agrees to the following:

- i. compensate the tenants in the amount of \$2030.00 to be paid on or before August 1, 2020; and,
- ii. provide the tenants with two months free rent to be applied to the months of September and October 2020.

Each party confirmed that this agreement was reached voluntarily and that they understood the terms of the agreement. The parties agreed that the above terms comprise the full and final settlement of all aspects of this dispute.

This Decision and Settlement Agreement is final and binding on both parties.

As per the mutual agreement to end this tenancy, I grant an Order of Possession to the landlord effective **1:00 p.m. on October 31, 2020**. Should the tenants fail to comply with this Order, this Order may be filed 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: June 8, 2020

Residential Tenancy Branch