



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNL, OLC, MNDCT, AAT, LAT

Introduction

This hearing was convened by way of conference call concerning an application made by the tenant seeking an order cancelling a notice to end the tenancy for landlord's use of property; an order that the landlord comply with the *Act*, regulation or tenancy agreement; a monetary order for money owed or compensation for damage or loss under the *Act*, regulation or tenancy agreement; an order that the landlord allow access to the rental unit for the tenant or the tenant's guests; and for an order allowing the tenant to change the locks to the rental unit.

The landlord and the tenant attended the hearing, during which the parties agreed to settle this dispute. The landlord will have an Order of Possession effective at 1:00 p.m. on October 31, 2020 and the tenancy will end at that time.

The parties will participate in a move-out condition inspection and complete a report on October 31, 2020 at 1:00 p.m. without the necessity of the landlord providing the tenant with at least 2 opportunities to schedule the inspection.

The parties agreed at the end of the hearing that this agreement is made on a voluntary basis and the parties understand the nature of this full and final settlement of this matter, and I dismiss the balance of the tenant's application without leave to reapply.

Conclusion

For the reasons set out above, and by consent, I hereby grant an Order of Possession in favour of the landlord effective at 1:00 p.m. on October 31, 2020 and the tenancy will end at that time.

I further order, by consent, that the parties participate in a move-out condition inspection and complete a report in accordance with the regulations on October 31, 2020 at 1:00

p.m. without the necessity of the landlord providing the tenant with at least 2 opportunities to complete the inspection and report.

The balance of the tenant's application is hereby dismissed.

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: September 22, 2020

Residential Tenancy Branch