



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes AAT, LRE, CNC, CNL-4M, FFT

Introduction

This hearing dealt with an Application for Dispute Resolution by the tenant to cancel a One Month Notice to End Tenancy for Cause, to cancel a Four Month Notice to End Tenancy for Demolition, Renovation, or Conversion to Another Use, to suspend or set condition on the landlord right to enter the rental unit, to allow access to the unit for me and my guest and to recover the cost of the filing fee.

Both parties appeared. During the hearing the parties agreed to settle these matters, on the following conditions:

- 1) The parties agreed to end the tenancy by mutual agreement on March 31, 2021 at 1:00 pm;
- 2) The tenant must move all of their personal belonging off all adjacent lots, no later than February 15, 2021.

This settlement agreement was reached in accordance with section 63 of the *Residential Tenancy Act*.

Conclusion

As a result of the above settlement, the landlord is granted an order of possession should the tenant fail to comply with the settlement agreement.

As I did not consider the merits of their notices and the parties agreed to mutually end the tenancy. I find it appropriate to cancel both the One Month Notice to End Tenancy for Cause, and the Four Month Notice to End Tenancy for Demolition, Renovation, or Conversion to Another Use. They have no force of effect.

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: January 28, 2021

Residential Tenancy Branch