



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes ET, FFL

Introduction

This hearing was convened in response to an application by the Landlord pursuant to the *Residential Tenancy Act* (the “Act”) for Orders as follows:

1. An early end to the tenancy and an order of possession - Section 56; and
2. An Order to recover the filing fee for this application - Section 72.

Both Parties attended the conference call hearing. During the hearing the Parties reached a settlement agreement. The Parties confirmed at the end of the hearing that this agreement was made on a voluntary basis and that the Parties understood the nature of this full and final settlement of the matter.

Agreed Facts

The tenancy began on September 116, 2016. Rent of \$1,100.00 is currently payable on the first day of each month. At the outset of the tenancy, the Landlord collected a security deposit of \$600.00 and a pet deposit of \$200.00.

Settlement Agreement

The Parties mutually agree as follows:

- 1. The tenancy will end, and the Tenant will move out of the unit no later than June 15, 2021;**

2. **The Tenants will not disturb the other tenants or the Landlord in any way until the end of the tenancy but may continue to communicate with the Landlord as required in relation to the tenancy; and**
3. **These terms comprise the full and final settlement of all aspects of this dispute for both Parties.**

Section 63 (2) of the Act provides that if the parties settle their dispute during dispute resolution proceedings, the director may record the settlement in the form of a decision or order. Given the mutual agreement reached during the Hearing, I find that the Parties have settled their dispute as recorded above. In order to give effect to this agreement I grant the Landlord an order of possession for 1:00 p.m. on June 15, 2021.

Conclusion

The Parties have settled the dispute.

I grant an Order of Possession to the Landlord effective 1:00 p.m. on June 15, 2021. The Tenant must be served with this **Order of Possession**. Should the Tenant fail to comply with the order, the order may be filed in 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 Act.

Dated: May 14, 2021

Residential Tenancy Branch