



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding Welbec Quesnel Ltd  
and [tenant name suppressed to protect privacy]

## **DECISION**

Dispute Codes      CNC, MT, OLC, OPC

### Introduction

This hearing was convened in response to an application by the Tenant and an application by the Landlord pursuant to the *Residential Tenancy Act* (the “Act”).

The Tenant applied on April 12, 2021 for:

1. An Order cancelling a notice to end tenancy - Section 47;
2. An Order allowing more time to make the application to cancel the notice to end tenancy - Section 66; and
3. An Order for the Landlord’s compliance - Section 62.

The Landlord applied on April 14, 2021 for:

1. An Order of Possession - Section 55.

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 they understood the nature of the full and final settlement of these matters.

### Agreed Facts

The tenancy began on July 15, 2020. Rent of \$640.00 is payable on the first day of each month. At the outset of the tenancy, the Landlord collected a security deposit of \$320.00.

Settlement Agreement

**The Parties mutually agree as follows:**

- 1. The tenancy will end at 1:00 p.m. on September 30, 2021; and**
- 2. 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. To give effect to this agreement I grant the Landlord an order of possession for the agreed effective date and time.

Conclusion

The Parties have settled the dispute.

**I grant** an Order of Possession to the Landlord effective at 1:00 p.m. on September 30, 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: August 16, 2021

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Residential Tenancy Branch