



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding Westward Inn and Suites
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes Tenants: CNC, CNR, OLC
Landlord: OPR, OPC, MNRL

Introduction

This hearing dealt with the cross Applications for Dispute Resolution. The tenants submitted two applications seeking to cancel notices to end tenancy. The landlord's application sought an order of possession and a monetary order

The hearing was conducted via teleconference and was attended by two agents for the landlord and one of the tenants.

Issue(s) to be Decided

The issues to be decided are whether the landlord is entitled to an order of possession for unpaid rent and/or for cause and to a monetary order for unpaid rent, pursuant to Sections 46, 55, 67, and 72 of the *Residential Tenancy Act (Act)*.

It must also be decided if the tenants are entitled to cancel a 10 Day Notice to End Tenancy for Unpaid Rent and a 1 Month Notice to End Tenancy for Cause, pursuant to Sections 46 and 47 of the *Act*.

Background and Evidence

At the outset of the hearing, the tenant indicated that the parties had reached a settlement on the issues outlined in these Applications for Dispute Resolution. The landlord concurred. The parties agreed to have the settlement recorded in this decision as follows:

1. The tenants agree to withdraw both of their Applications for Dispute Resolution;
2. The landlord agrees to withdraw their Application for Dispute Resolution;
3. The tenants agree to vacate the rental unit no later than November 1, 2021 at 11:00 a.m.; and
4. The landlord agrees they will not pursue a monetary claim for outstanding rent for the period of May 1, 2021 to October 31, 2021 in the amount of \$9,600.00.

Conclusion

I accept the parties have entered into the above noted settlement agreement on their own accord and free from any duress. In support of the settlement and by agreement of both parties I grant the landlord an order of possession effective **November 1, 2021 after service on the tenants.**

This order must be served on the tenants. If the tenants fail to comply with this order the landlord may file the order with the Supreme Court of British Columbia and be 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 *Residential Tenancy Act*.

Dated: October 07, 2021

Residential Tenancy Branch