



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      ET, FFL

### Introduction

This hearing dealt with an Application for Dispute Resolution by the landlord to end the tenancy early and obtain an order of possession 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 that the tenancy will end on February 28, 2022, and the landlord is entitled to an order of possession.

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

I also note for the record that the tenants admitted they have not paid rent since November 2021. This is four months of unpaid rent. I find the tenants have breached section 26 of the Act.

### Conclusion

As a result of the above settlement, the landlord is granted an order of possession, should the tenants fail to vacate the premises. I also grant the landlord the cost of the filing fee as this agreement would not have been made without this hearing. I authorize the landlord to keep \$100.00 from the tenants' security deposit to recover this award.

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: February 24, 2022

---

Residential Tenancy Branch