



Dispute Resolution Services

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes OPLC

Introduction

This hearing dealt with the landlord's application pursuant to the *Manufactured Home Park Tenancy Act* (the "**Act**") for an order of possession for the landlord's use of the manufactured home park pursuant to section 42.

The landlord attended the hearing. The tenant attended the hearing and was assisted by two articulated students (CF and ZU) and counsel (SP).

Pursuant to section 56 of the Act, an arbitrator may assist the parties to settle their dispute and if the parties settle their dispute during the dispute resolution proceedings, the settlement may be recorded in the form of a decision or an order. During the hearing the parties discussed the issues between them, engaged in a conversation, turned their minds to compromise and achieved a resolution of their dispute.

Both parties agreed to the following final and binding settlement of all issues currently under dispute and any dispute relating to section 44(1) of the Act.

1. The tenant will provide vacant possession of the manufactured home site to the landlords on or before November 30, 2022.
2. The landlords will pay the tenant \$20,000 on or before September 1, 2022.

This comprises the full and final settlement of all aspects of this dispute and any dispute relating to section 44(1) of the Act. The parties gave verbal affirmation at the hearing that they understood and agreed to the above terms as legal, final and binding, which settle all aspects of this and all future disputes relating to the tenancy between them.

As the parties have reached a settlement, I make no factual findings about the merits of this application.

To give effect to the settlement reached between the parties, and as discussed at the hearing, I issue:

- 1) An order of possession which requires that the tenant provide vacant possession of the manufactured home site to the landlords by 1:00 pm on November 30, 2022.
- 2) A monetary order ordering the landlords to pay the tenant \$20,000 by September 1, 2022.

This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under Section 9.1(1) of the *Manufactured Home Park Tenancy Act*.

Dated: August 8, 2022

Residential Tenancy Branch