



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes ERP

Introduction

Pursuant to section 51 of the Manufactured Home Park Tenancy Act (the Act), I was designated to hear an application regarding the above-noted tenancy. The tenant applied for an order for emergency repairs, pursuant to section 27.

This decision should be read in conjunction with the September 27, 2022 interim decision.

Tenant TG (the tenant) and landlord JG (the landlord) attended the hearing on October 11, 2022. The landlord was assisted by HG. All were given a full opportunity to be heard, to present affirmed testimony, to make submissions, and to call witnesses.

At the outset of the hearing all the parties were clearly informed of the Rules of Procedure, including Rule 6.10 about interruptions and inappropriate behaviour, and Rule 6.11, which prohibits the recording of a dispute resolution hearing. All the parties confirmed they understood the Rules of Procedure.

Per section 87(3) of the Act, the parties may be fined up to \$5,000.00 if they record this hearing: "A person who contravenes or fails to comply with a decision or an order made by the director commits an offence and is liable on conviction to a fine of not more than \$5,000.00."

The landlord confirmed his mail address for service, which is recorded on the cover page of this decision.

Settlement

Pursuant to section 56 of the Act, the 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 regarding this application only.

Both parties agreed to the following final and binding settlement of all issues listed in this application for dispute resolution:

1. The landlord will hire a certified electrician to inspect the rental unit's electrical installation by October 21, 2022.
2. The landlord will provide a copy of the electrician's report to the tenant by October 24, 2022.
3. The landlord will provide a copy of the water quality report issued in 2022 to the tenant by October 24, 2022.
4. The landlord will provide the reports via email to the tenant's email address recorded on the cover page of this decision.
5. The parties will be respectful of each other.

Conclusion

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

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: October 12, 2022

Residential Tenancy Branch