



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes ET, FFL

Introduction

This hearing was convened as a result of the Landlords' Application for Dispute Resolution, made on November 27, 2022. The Landlords applied for an order of possession pursuant to section 56 of the Residential Tenancy Act (the Act), and to recover the filing fee pursuant to section 72 of the Act.

The Landlords attended the hearing. The Tenants were represented at the hearing by MH. All in attendance provided a solemn affirmation at the beginning of the hearing.

Settlement

The opportunity for settlement was discussed with the parties during the hearing. The parties were advised there is no obligation to resolve the dispute through settlement, but that I could assist the parties to reach an agreement, which would be documented in my decision.

The parties agreed to settle this matter as follows:

1. The parties agree the tenancy will end on January 31, 2023, at 1:00 p.m.
2. The Tenants agree to vacate the rental unit no later than January 31, 2023, at 1:00 p.m.
3. The Tenants agree to pay outstanding rent for December 2022 no later than 4:00 p.m. on December 15, 2022.
4. The Tenants agree they will not interfere with, alter, or prevent the provision of electricity to any unit in the rental property.

The parties' rights and obligations under the Act and the tenancy agreement continue until the tenancy ends in accordance with this agreement.

In support of the settlement, and with the agreement of the parties, I grant the Landlords an order of possession, which will be effective on January 31, 2023, at 1:00 p.m.

As this settlement agreement was reached in accordance with section 63 of the Act, I decline to grant recovery of the filing fee to the Landlords.

Conclusion

I order the parties to comply with the terms of the settlement agreement set out above.

In support of the settlement, and with the agreement of the parties, I grant the Landlords an order of possession, which will be effective on January 31, 2023, at 1:00 p.m. The order may be filed in and enforced as an order of the Supreme Court of British Columbia.

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: December 15, 2022

Residential Tenancy Branch