



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNR, CNL-MT, OLC, CNC, LRE

Introduction

This hearing was convened as a result of two Applications for Dispute Resolution made pursuant to the Residential Tenancy Act (the Act). The first application was made on October 7, 2022 and was amended on October 18, 2022. In it, the Tenant applied for the following relief:

- an order cancelling a 10 Day Notice to End Tenancy for Unpaid Rent or Utilities;
- an order cancelling a Two Month Notice to End Tenancy for Landlord's Use of Property (the Two Month Notice);
- an order granting an extension of time to dispute the Two Month Notice;
- an order that the Landlord comply with the Act, Residential Tenancy Regulation, and/or the tenancy agreement.

The second application was made on October 31, 2022. In it, the Tenant applied for the following relief:

- an order cancelling a One Month Notice to End Tenancy for Cause;
- an order suspending or setting conditions on the Landlord's right to enter the rental unit.

The Tenant attended the hearing and was accompanied by TS, an advocate. The Landlord attended the hearing and was accompanied by MP, spouse. All in attendance provided a solemn affirmation at the beginning of the hearing.

Settlement

At the beginning of the hearing, the Tenant advised that he has found alternative accommodation effective January 15, 2023. The Landlord agreed. Accordingly, the parties were advised that their agreement would be documented in my decision and would be supported by an order of possession in favour of the Landlord.

The parties agreed to settle this matter as follows:

1. The parties agree the tenancy will end on January 15, 2023, at 1:00 p.m.
2. The Tenant agrees to vacate the rental unit no later than January 15, 2023, at 1:00 p.m.

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

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

Conclusion

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

In support of the settlement, and with the agreement of the parties, I grant the Landlord an order of possession, which will be effective on January 15, 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: January 9, 2023

Residential Tenancy Branch