



Dispute Resolution Services

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Residential Tenancy Branch
Ministry of Housing

A matter regarding BROOKSWOOD PROFESSIONAL
MANAGEMENT and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes CNR

Introduction

The tenant applied to the Residential Tenancy Branch [the 'RTB'] for Dispute Resolution on 27 February 2023, asking me to cancel a 10-day notice to end tenancy for non-payment of rent [the 'Notice'], *per* s. 46 of the Residential Tenancy Act [the 'Act'].

The tenant appeared at the hearing on 24 March 2023. The landlord also appeared.

Settlement of Dispute

During this hearing, and before any evidence was received, the parties settled their dispute. In settling this dispute, they agreed on the following terms [the 'Terms'].

1. This tenancy ends, by way of this agreement, at 12:00 p.m. on 27 March 2023 [the 'Move-out Time'].
2. Before the Move-out Time, the tenant, his wife, and any other occupant will vacate the rental unit.
3. The Notice is of no further force or effect.
4. Until the Move-out Time, the rights and obligations of the parties under the Act continue.
5. This settlement comprises the full and final settlement of the tenant's application.

At the hearing, both parties confirmed that they understood and agreed to these Terms and that:

- the Terms are final, binding and enforceable; and
- the Terms settle all aspects of this dispute.

The parties also confirmed that they agreed to these Terms free of any duress or coercion.

Conclusion

In light of this settlement, I grant an Order of Possession to the landlord. This gives effect to the settlement reached between the parties, as discussed at the hearing. To enforce this order, the landlord must serve the tenant with a copy of it. If the landlord needs to enforce this order, then they can do so as early as the Move-out Time.

I make this decision *per* section 63 of the Act, and on authority delegated to me by the Director of the RTB *per* section 9.1(1) of the Act.

Dated: 24 March 2023

Residential Tenancy Branch