



Dispute Resolution Services

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Residential Tenancy Branch
Ministry of Housing

DECISION

Dispute Codes CNR, LRE, FF

Introduction

This hearing dealt with an Application for Dispute Resolution by the tenant to cancel a 10 Day Notice to End Tenancy for Unpaid Rent or Utilities, to suspend or set conditions on the landlord's right to enter the unit and to recover the cost of the filing fee.

Both parties appeared.

During the hearing the parties agreed to settle these matters, on the following conditions:

- 1) The tenants acknowledged they have not paid rent of \$350.00 for four (4) months (\$350x4=\$1,400.00);
- 2) The parties agreed to mutual end the tenancy on April 30, 2023; and
- 3) The parties agreed that the landlord will be entitled to a monetary order for \$1,400.00, plus the rent owed for April 2023, for a total amount of \$1,750.00, any monies received by the landlord must be credited toward this monetary award.

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

At the hearing the parties disagreed as to whether the tenant was to pay the pad rent to which the manufacture home was rent. I have not considered this matter, should the landlord want to proceed with that they can make their own application.

Conclusion

As a result of the above settlement, the landlord is granted an order of possession and a monetary order, should the tenants fail to comply with the settlement agreement.

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: March 27, 2023

Residential Tenancy Branch