



# Dispute Resolution Services

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Residential Tenancy Branch  
Ministry of Housing

## **DECISION**

Dispute Codes      CNR-MT

### Introduction

On 16 February 2023, the tenant applied to the Residential Tenancy Branch [the 'RTB'] for Dispute Resolution. The tenant asked me for the following orders against the landlord.

1. Cancellation of three 10-day Notices to End Tenancy for unpaid rent for the months of November 2022; January 2023; and February 2023 [the 'Notices'].

The tenant appeared at the hearing on 16 March 2023. The landlords also appeared, by way of an agent.

### Settlement of Dispute

During this hearing, the parties settled their dispute. In settling this dispute, they agreed on the following terms [the 'Terms'].

1. Before 1700 hours on 16 March 2023, the landlords will complete Ministry-of-Social-Development-and-Poverty-Reduction paperwork provided to them by the tenant.
2. Before 1700 hours on 6 April 2023 [the 'Deadline'], the tenant will pay to the landlords \$3,200.00 [the 'Outstanding Rent'].
3. The Notices are of no further force or effect.
4. If the landlords do not receive the Outstanding Rent from the tenant before the Deadline, then the tenant will move out of the unit.
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 the following orders to the landlords, which give effect to the settlement reached between the parties, as discussed at the hearing.

1. an Order of Possession, which the landlords can rely upon if the tenant does not pay the Outstanding Rent before the Deadline; and
2. an order that that the tenant pay to the landlord \$3,200.00, which the landlords can rely upon if the tenant does not pay the Outstanding Rent.

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: 31 March 2023

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Residential Tenancy Branch