



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding Comox Valley Affordable Housing
Society and [tenant name suppressed to protect privacy]

DECISION

Introduction

This hearing was convened in response to an application by the Tenant for an order cancelling a notice to end tenancy pursuant to section 47 of the *Residential Tenancy Act* (the “Act”).

Both Parties attended the conference call hearing. Tenant KF confirms that they are not named as a tenant on the tenancy agreement and that they are attending this hearing as Tenant AF’s agent. During the hearing the Parties reached a mutual agreement to settle the dispute. The Parties confirmed at the end of the hearing that:

- they conducted a final review for accuracy of the terms of the mutual agreement reached by Parties during the hearing;
- the mutual agreement was made on a voluntary basis; and
- they understood the nature of the full and final settlement of these matters.

Agreed Facts

The Tenant was given a one month notice to end tenancy for cause dated December 2, 2022 (the “Notice”).

Settlement Agreement

The Parties mutually agree as follows:

- 1. The Landlord will use their construction management company to:**
 - **replace all faucets in the unit with automatic turn off faucets;**
 - **if necessary, ensure overflow protection for the kitchen sink; and**

- if necessary, will consider a leak protector (the “Remediation Work”);
- 2. The Landlord will make best efforts to keep the Remediation Work costs as low as possible;
- 3. The Tenant will pay for the Remediation Work costs;
- 4. The Notice is cancelled, and the tenancy continues; and
- 5. These terms comprise the full and final settlement of all aspects of this dispute for both Parties.

Section 63(2) of the Act provides that if the parties settle their dispute during dispute resolution proceedings, the director may record the settlement in the form of a decision or order. Given the mutual agreement reached during the Hearing, I find that the Parties have settled their dispute as recorded above. To give effect to this agreement I cancel the Notice.

Conclusion

The Parties have settled the dispute.

The Notice is cancelled, and the tenancy continues.

This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under Section 9.1(1) of the Act.

Dated: April 24, 2023

Residential Tenancy Branch