



Dispute Resolution Services

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Residential Tenancy Branch
Ministry of Housing

A matter regarding TRIBE PROPERTY MANAGEMENT
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes RP, FFT

Introduction

This hearing convened as a result of a Tenant's Application for Dispute Resolution, filed on March 10, 2023, wherein the Tenant requested an Order that the Landlord make repairs to the rental unit as well as recovery of the filing fee.

The hearing of the Tenant's Application was scheduled for 9:30 a.m. on May 23, 2023. Both parties called into the hearing. Both parties called into the hearing. The hearing process was explained and the participants were asked if they had any questions. Both parties were provided the opportunity to present their evidence orally and in written and documentary form, and make submissions to me.

Settlement and Conclusion

During the hearing the parties resolved matters by mutual agreement. The parties confirmed that this agreement was made on a voluntary basis and that they understood the nature of this agreement as a full and final settlement of this matter. As the parties resolved matters by agreement, I make no findings of fact or law with respect to their relative claims.

The terms of their agreement is recorded in this my Decision and Order pursuant to section 63 of the *Residential Tenancy Act* and Rule 8.4 of the *Residential Tenancy Branch Rules of Procedure* as follows:

1. Within 30 days of the date of this hearing the Landlord shall:

- a. Retain the services of a mold expert to assess the rental unit and make recommendations for remediation; and,
 - b. Retain the services of a window expert to assess the condition of the windows in the rental unit and make recommendations for improving the efficiency of those windows, or replacement as the case may be.
2. The Tenant shall permit access to the rental unit for the above.
 3. Both parties are at liberty to reapply for further orders relating to maintenance of the rental unit.
 4. The Tenant may reduce his next month's rent by \$100.00 as compensation for the filing fee paid for this Application.

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: May 23, 2023

Residential Tenancy Branch