



Dispute Resolution Services

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Residential Tenancy Branch
Ministry of Housing

DECISION

Dispute Codes OPR, MNRL-S, MNDL-S, MNDCL-S, FFL, CNR-MT, PSF, LRE, LAT

This dispute relates to the landlord's May 31, 2023 Application for Dispute Resolution seeking remedy under the *Residential Tenancy Act* (Act) for:

- An order of possession for unpaid rent,
- A monetary order for unpaid rent, with request to retain security deposit,
- For the tenants to pay for damages,
- Compensation for monetary loss or other money owed,
- Reimbursement of the filing fee.

The dispute was crossed with the tenant's June 2, 2023 Application for Dispute Resolution for:

- Cancellation of the 10 Day Notice to End Tenancy for unpaid rent and more time to dispute the 10 Day Notice,
- For the landlord to provide services or facilities,
- To suspend or set conditions on the landlord's right to enter the rental unit,
- Authorization to change the locks to the rental unit.

Both parties confirm issues with the tenancy were addressed by way of a settlement agreement, reached during a previously held arbitration hearing that occurred on July 7, 2023. The dispute file number is noted on the cover page of the decision.

The landlord pursued additional applications to address matters relating to this tenancy and withdrew any claims for this hearing. The tenants also withdraw their claims as a settlement agreement is in place.

As the parties withdraw their current claims, I order the applications are dismissed without leave to reapply.

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: July 31, 2023

Residential Tenancy Branch