



Dispute Resolution Services

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Residential Tenancy Branch
Ministry of Housing

A matter regarding METRO VANCOUVER HOUSING and
[tenant name suppressed to protect privacy]

DECISION

Introduction

This hearing dealt with the Tenant's Application for Dispute Resolution under the *Residential Tenancy Act* (the "Act") for:

- cancellation of the Landlord's 10 Day Notice to End Tenancy for Unpaid Rent (the 10 Day Notice) under sections 46 and 55 of the Act;
- a Monetary Order for compensation for damage or loss under the Act, regulation or tenancy agreement under section 67 of the Act;
- an order requiring the landlord to comply with the Act, regulation or tenancy agreement under section 62 of the Act; and,
- authorization to recover the filing fee for this application from the landlord under section 72 of the Act.

During the hearing the parties indicated their intention to settle their dispute.

Analysis

Under section 63 of the Act, the Arbitrator may assist the parties to settle their dispute. If the parties settle their dispute during the dispute resolution proceedings, the settlement may be recorded in the form of a decision or an order. During this hearing, the parties reached an agreement to settle their dispute.

Both parties agreed to the following terms of a final and binding resolution of the tenant's application and the issues in dispute arising out of this tenancy at this time and that they did so of their own free volition and without any element of coercion:

1. Both parties agreed that this tenancy will end by 1:00 p.m. on August 31, 2023, by which time the tenant agreed to have vacated the rental unit.
2. The Tenant and Landlord agreed to apply the security and pet deposits in the amount of \$905.00 toward unpaid rent.
3. The Tenant agreed to pay the remaining unpaid rent and fees of \$235.00 to the Landlord by e-transfer no later than August 11, 2023 by 5:00 p.m.

4. Both parties agreed that these particulars comprise the full settlement of all aspects of the tenant's current application for dispute resolution regarding unpaid rent and the end of the tenancy.

Conclusion

In order to give effect to the settlement reached between the parties, and as discussed at the hearing, I grant an Order of Possession to the Landlord effective **on two (2) days after service of this Order** on the Tenant. Should the Tenant or any occupant on the premises fail to comply with this Order, this Order may be filed and enforced as an Order of the Supreme Court of British Columbia.

In order to give effect to the above settlement reached between the parties, I grant a Monetary Order in the Landlord's favour in the amount of \$235.00. The Landlord is provided with this Order and the Tenant must be served with a copy of this Order as soon as possible. Should the Tenant fail to comply with this Order, this Order may be filed in the Small Claims Division of the Provincial Court and enforced as an Order of that Court.

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: August 09, 2023

Residential Tenancy Branch