



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding WALL FINANCIAL CORPORATION  
and [tenant name suppressed to protect privacy]

## **DECISION**

Dispute Codes      CNR-MT, MNRT, MNDCT, OLC  
OPR, FFL

### Introduction

This hearing was convened by way of conference call concerning applications made by the tenant and by the landlord.

The tenant has applied for:

- an order cancelling a notice to end the tenancy for unpaid rent or utilities;
- an order granting more time than prescribed to dispute a notice to end the tenancy;
- a monetary order for the cost of emergency repairs;
- a monetary order for money owed or compensation for damage or loss under the *Residential Tenancy Act*, regulation or tenancy agreement; and
- an order that the landlord comply with the *Act*, regulation or tenancy agreement.

The landlord has applied for an order of possession for unpaid rent or utilities, and to recover the filing fee from the tenant for the cost of the application.

The tenant attended the hearing with a Support Worker. The individual named landlord also attended, and acted as agent for the landlord company.

During the course of the hearing the parties agreed to settle this dispute in the following terms:

1. the 10 Day Notice to End Tenancy For Unpaid Rent or Utilities dated October 10, 2023 is cancelled and the tenancy continues;
2. the tenant will comply with the *Residential Tenancy Act* and the tenancy agreement by paying rent when it is due, on the 1<sup>st</sup> day of each month;

3. the balance of the tenant's application is withdrawn.

The parties confirmed at the end of the hearing that this agreement was made on a voluntary basis and that the parties understood the nature of this full and final settlement of this matter.

Since the parties have settled this dispute, I decline to order that the landlord recover the filing fee from the tenant.

### Conclusion

For the reasons set out above, and by consent, the 10 Day Notice to End Tenancy For Unpaid Rent or Utilities dated October 10, 2023 is hereby cancelled and the tenancy continues until it has ended in accordance with the law.

I hereby order the tenant to comply with the *Residential Tenancy Act* and the tenancy agreement by paying rent when it is due, on the 1<sup>st</sup> day of each month.

The balance of the tenant's application is hereby dismissed without leave to reapply.

The landlord's application for recovery of the filing fee is hereby dismissed.

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: November 16, 2023

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Residential Tenancy Branch