

## **DECISION**

### **Introduction**

This hearing dealt with the Tenant's and Landlord's Applications under the *Residential Tenancy Act* (the Act).

The Tenant applied for:

- cancellation of the Landlord's 10 Day Notice to End Tenancy for Unpaid Rent (10 Day Notice)
- cancellation of the Landlord's One Month Notice to End Tenancy for Cause (One Month Notice)

The Landlord applied for:

- an Order of Possession based on the Landlord's One Month Notice to End Tenancy For Cause (One Month Notice)

At the start of the hearing the parties were offered an opportunity to settle their dispute and reached an agreement on all issues.

### **Analysis**

Under sections 63 and 64.2 of the Act, the Arbitrator may assist the parties to settle their dispute and record that settlement into a decision and orders.

Both parties voluntarily agreed to the following terms of a final and binding settlement:

1. This tenancy will on October 31, 2024. The Tenant, and anyone else occupying the rental unit, must move out **by 1:00pm on October 31, 2024.**
2. Both parties agreed that this term is the full and final settlement of all aspects of the Tenant's and Landlord's current applications for dispute resolution.

### **Conclusion**

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 **by 1:00pm on October 31, 2024.**

The Landlord must serve this Order to the Tenant as soon as possible. The Tenant, and anyone else occupying the rental unit, must move out of the rental by **1:00pm on October 31, 2024**.

If the Tenant does not comply with this Order, this Order may be filed and enforced as an Order of the Supreme Court of British Columbia.

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: October 4, 2024

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Residential Tenancy Branch