



## **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 Four Month Notice to End Tenancy Issued for Demolition, or Conversion of Rental Unit to Another Use (Four Month Notice) under section 49 of the Act
- authorization to recover the filing fee for this application from the Landlord under section 72 of the Act

Those listed on the cover page of this decision attended the hearing and were affirmed.

### **Preliminary Matters**

Both parties agreed that the Landlord served to the Tenant the Four Month Notice dated August 31, 2024, with the effective date of January 31, 2025. Both parties testified that they have reached a mutual agreement to settle their dispute.

The Tenant testified that they would like to withdraw their application for dispute resolution. As such, the Tenant's application is dismissed without leave to reapply.

The Landlord testified that they would like to cancel the Four Month Notice. As such, the Four Month Notice of August 31, 2024, is cancelled and of no force or effect.

### **Conclusion**

The Tenant's application is dismissed in its entirety, without leave to reapply.

The Four Month Notice of August 31, 2024, is cancelled and of no force or effect.

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 22, 2024

---

Residential Tenancy Branch