



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      CNR

### Introduction

This hearing dealt with an application by the tenant to cancel a notice to end tenancy for unpaid rent. The tenant and the landlord participated in the teleconference hearing.

### Settlement Agreement

During the hearing, the parties agreed to settle this matter, on the following conditions:

- 1) The tenant agrees to withdraw his application;
- 2) The landlord agrees to withdraw the notice to end tenancy;
- 3) The tenant will pay \$500 of outstanding rent on or before October 8, 2011
- 4) The tenant will pay the balance of \$690 of outstanding rent on or before October 11, 2011; and
- 5) The landlord and tenant mutually agree that the tenancy will end on or before October 31, 2011.

### Conclusion

I grant the landlord a conditional order of possession, effective two days from service on the tenant. If the tenant complies with the terms of this settlement agreement, the order of possession is void and becomes of no force or effect. If the tenant fails to comply with the terms of this settlement agreement, the landlord may serve the order of possession on the tenant.

In accordance with the mutual agreement to end tenancy, I grant the landlord an order of possession effective October 31, 2011. The tenant must be served with the order of possession. Should the tenant fail to comply with the order, the order may be filed in the Supreme Court of British Columbia and enforced as an order of that Court.

This settlement agreement was reached in accordance with section 63 of the *Residential Tenancy Act*.

Dated: October 4, 2011.

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