



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

## **SETTLEMENT AGREEMENT**

Dispute Codes      OPC OPB MNSD MNDC CRI CNC OLC RP LRE FF O

### Introduction

This hearing dealt with applications by the tenant and the landlord. The tenant applied to cancel a notice to end tenancy for cause, as well as for other orders. The landlord applied for an order of possession and monetary compensation. The tenant and the landlord participated in the teleconference hearing.

### Preliminary Issue – Tenant's Application

The tenant did not serve his application on the landlord as required. I therefore dismissed the tenant's application with leave to reapply.

### Settlement Agreement

During the hearing, the parties agreed to settle these matters, on the following conditions:

- 1) the landlord agrees to withdraw their application and the notice to end tenancy;
- 2) the tenancy will end on October 31, 2016; and
- 3) the tenant will abide by the Act, the regulations and the tenancy agreement.

### Conclusion

I grant the landlord an order of possession October 31, 2016. In order for it to be enforceable, 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*. The parties are bound by the terms of this agreement, as well as by the terms of their tenancy agreement and the Act. Should either party violate the terms of this agreement, the tenancy agreement or the Act, it is open to the other party to take steps under the Act to end the tenancy or apply for monetary compensation or other orders under the Act.

As this matter was settled, I decline to award recovery of their respective filing fees to either party.

Dated: August 26, 2016

---

Residential Tenancy Branch