



Dispute Resolution Services

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION NAD RECORD OF SETTLEMENT

Dispute Codes MT, CNC, ERP, RP, MNSD

During the hearing the landlord and tenant agreed that the tenancy would end February 15, 2017 at 1:00 p.m. The tenant testified that the repairs orders she sought have been addressed and are in the process of completion. Consequently, these portions of the tenant's application are dismissed with leave to reapply. The tenant's application to the return of her security deposit is premature as she has not vacated the rental unit. For this reason, this portion of the tenant's application is dismissed with leave to reapply.

Section 63 of the *Act* provides that if the parties settle their dispute during a hearing the Director may record the settlement in the form of a Decision or an Order. Pursuant to the above provision, discussion between the parties during the hearing led to a settlement / resolution. Specifically, the parties agreed and confirmed as follows;

1. the tenant and landlord agree that this tenancy will end no later than Wednesday, February 15, 2017 at 1:00 p.m.;
2. the landlord will receive an order of possession effective February 15, 2017 at 1:00 p.m.;
3. the tenant and landlord agree that the tenant will pay rent in the amount of \$600.00 no later than February 1, 2017;
4. The landlord will receive a monetary order in the amount of \$600.00. The landlord will not enforce the monetary order if the tenant pays within the time stipulated above.

The above particulars comprise **full and final settlement** of all aspects of the dispute arising from this application.

This Decision, Order of Possession, Monetary Order and Settlement Agreement are final and binding on both parties.

Conclusion

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: January 16, 2017

Residential Tenancy Branch

