



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNL, FF, CNC, CNR
FFL, OPRM-DR

Introduction

This hearing was convened by way of conference call concerning applications made by the landlord and by the tenant. The tenant has filed a twice amended application seeking orders cancelling a notice to end the tenancy for landlord's use of property, a notice to end the tenancy for cause, and notices to end the tenancy for unpaid rent or utilities, and to recover the filing fee from the landlord for the cost of the application. The landlord has applied for an Order of Possession and a monetary order for unpaid rent or utilities and to recover the filing fee from the tenant.

The tenant and the landlord attended the hearing and the landlord was accompanied by the landlord's spouse and an agent.

During the course of the hearing the parties agreed to settle this dispute in the following terms:

1. the landlord will keep \$600.00 of the security deposit and pet damage deposit in full satisfaction of rent due for November 1 through November 16, 2017;
2. the landlord will have an Order of Possession effective November 16, 2017 at 1:00 p.m. and the tenancy will end at that time.

The parties confirmed at the end of the hearing that this agreement was made on a voluntary basis and that the parties understood the nature of this full and final settlement.

Conclusion

For the reasons set out above, and by consent, I hereby grant an Order of Possession in favour of the landlord effective at 1:00 p.m. on November 16, 2017 and the tenancy will end at that time.

I further order the landlord to keep \$600.00 of the security deposit and pet damage deposit in full satisfaction of rent due for the period of November 1 to November 16, 2017, and to deal with the balance of the deposits in accordance with the *Residential Tenancy Act*.

This order is final and binding and may be enforced.

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: November 09, 2017

Residential Tenancy Branch