



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Ministry of Housing

DECISION

Introduction

This hearing was convened in response to applications by the landlords and the tenants.

The landlords' application is seeking orders as follows:

1. For an Order of Possession; and
2. To recover the cost of filing the application.

The tenants' application is seeking orders as follows:

1. To cancel a One Month Notice to End Tenancy for Cause;
2. To have the landlord comply with the Act: and
3. To recover the cost of filing the application.

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

1. The parties agreed the tenancy will legally end on January 31, 2024; and
2. Should the tenants find alternative housing before that date the landlord agreed that the tenants can vacate at anytime, with 24 hours to the landlord in order for keys and any inspections to occur.

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

As both parties paid a filing fee, I decline to award the filing fee to either party.

This agreement does not take away the landlord rights to end the tenancy earlier, should the tenants failed to pay rent or if further cause is given.

Conclusion

As a result of the above settlement, the landlord is granted an order of possession.

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: October 13, 2023

Residential Tenancy Branch