

DECISION

Introduction

This hearing was convened in response to applications by the Landlord and the Tenants.

The Tenant's application is seeking the following:

- cancellation of the Landlord's One Month Notice to End Tenancy for Cause (One Month Notice) under section 47 of the Act
- authorization to recover the filing fee for this application from the Landlord under section 72 of the Act

The Landlord's application is seeking the following:

- an Order of Possession for the Landlord's One Month Notice
- authorization to recover the filing fee for this application from the Tenant under section 72 of the Act

Both the Landlord and Tenant attended the hearing and confirmed service of the Notice of Dispute Resolution Proceeding and evidence.

Settlement Reached

Under section 63 of the Act, the Arbitrator may assist the parties to settle their dispute. If the parties settle their dispute during the dispute resolution proceedings, the settlement may be recorded in the form of a Decision or an Order. During the hearing the parties discussed the issues between them, turned their minds to compromise and reached an agreement to settle their dispute with the following terms:

- both parties agreed to the Landlord cancelling the One Month Notice dated August 30, 2023
- both parties agreed that the Tenant is required to provide gutter and roof maintenance once a month
- both parties agreed that the Tenant is required to provide yard maintenance every two weeks

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 Act.

Dated: February 1, 2024

Residential Tenancy Branch