



# Dispute Resolution Services

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Residential Tenancy Branch  
Ministry of Housing and Social Development

## **DECISION**

Dispute Codes      FF, MND, MNR, MNSD

### Introduction

Some documentary evidence and written arguments has been submitted by the parties prior to the hearing. I have thoroughly reviewed all submissions.

I also gave the parties the opportunity to give their evidence orally and the parties were given the opportunity to ask questions of the other parties.

All testimony was taken under affirmation.

### Issues(s) to be Decided

This is a request for a monetary order for \$3000.00, and he request to retain the full security deposit of \$1250.00 towards this claim.

### Decision reasons

At the hearing both the landlords and the tenants agreed that the tenants owe \$3000.00 in back rent, and I have therefore allowed the full claim of \$3000.00 plus the filing fee of \$50.00 for a total amount of \$3050.00. I therefore order that the landlord(s) may retain the full security deposit:

\$ 1250.00



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I further Order that the Respondent(s) pay to the applicants the following amount:

\$1800.00

The parties agreed to a payment schedule as follows:

July 10, 2009	\$500.00
September 30, 2009	\$300.00
Total	\$1800.00

I've issued a monetary order for the full \$1800.00, which can be enforced through the courts if the payments are not met.

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: June 11, 2009.

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Dispute Resolution Officer