Dispute Codes:

MNR, MNSD, MNDC, FF

SETTLEMENT AGREEMENT

This Hearing dealt with an application by the Landlord for a Monetary Order for unpaid rent and damages; to retain the security deposit in partial satisfaction of their monetary claim; and to recover the cost of the filing fee from the Tenants.

During the course of the hearing, the parties reached an agreement to settle this matter, on the following conditions:

1. the Landlord withdraws its application;
2. the Landlord will retain the security deposit paid by the Tenants; and
3. the Tenants will pay $6,500.00 to the Landlord, by post-dated cheques, as follows: $500.00 on November 15, 2009 and $500.00 on the 15th day of each and every month thereafter until paid in full.

I grant the Landlord a Monetary Order in the amount of $6,500.00. If the Tenants comply with the terms of this settlement agreement, the Monetary Order becomes of no force or effect. If the Tenants fail to comply with the terms of this settlement agreement, the Landlord may serve the Monetary Order on the Tenants, which may be filed in the Provincial Court of British Columbia and enforced as an Order of that Court.

Dated: October 14, 2009.   _____