



Dispute Resolution Services

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Residential Tenancy Branch
Ministry of Housing and Social Development

DECISION

Dispute Codes MND, MNSD, & FF

Introduction

This hearing dealt with an application by the landlord seeking a monetary claim against the tenant related to costs to have the rental unit cleaned. The landlord also seeks to retain the tenant's security deposit in partial satisfaction of this claim.

Both parties appeared, gave affirmed testimony and were provided the opportunity to present their evidence orally and in written and documentary form, and to cross examine the other party, and make submissions to me.

Opportunity to Settle Dispute:

Section 63 of the *Act* allows for parties to reach a mutual agreement to settle their dispute, with or without the assistance of the Dispute Resolution Officer. Section 63 and the rules of procedure also provide that if a settlement is reached, the terms of the settlement can be documented in a decision by the Dispute Resolution Officer and any Order issued in enforcement of a settlement has the same force and effect as an Order issued without the agreement of the parties.

The landlord and the tenants reached a mutual agreement to resolve their dispute. The terms of the agreement are as follows:

1. To resolve the parties' dispute with respect to the cleaning of the rental unit and the return of the tenant's security deposit the parties agree that the payment of \$125.00 to the tenant satisfies all requirements under the tenancy agreement; and
2. Both parties agreement that no further or future claims will made against each for damage, loss or compensation under the tenancy agreement.

Conclusion

Pursuant to section 63 of the *Act* the parties have resolved their dispute through a mutual agreement.

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: December 06, 2010.

Dispute Resolution Officer