



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Ministry of Public Safety and Solicitor General

DECISION

Dispute Codes:

MNSD, FF

Introduction

This hearing dealt with an application by the tenant, pursuant to section 38 of the *Residential Tenancy Act*, for a monetary order for the return of the security deposit.

Both parties attended the hearing and were given full opportunity to present evidence and make submissions.

Issues to be Decided

Did the tenant give the landlord her forwarding address in writing? Is the tenant entitled to the return of the security deposit?

Background and Evidence

The tenancy started on May 01, 2010 and ended on August 31, 2010. Prior to moving in the tenant paid a security deposit of \$425.00.

During the hearing the parties engaged in a conversation, turned their minds to compromise and achieved a resolution of their dispute.

Analysis

Pursuant to Section 63 of the *Residential Tenancy Act*, the dispute resolution officer may assist the parties settle their dispute and 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 this hearing, the parties reached an agreement to settle these matters, on the following conditions:



Dispute Resolution Services

Page: 2

Residential Tenancy Branch
Ministry of Public Safety and Solicitor General

1. The landlord agreed to return the security deposit of \$425.00 to the tenant.
2. The tenant agreed to accept \$425.00 in full settlement of her claim for the return of the security deposit.

The parties agree that the above particulars comprise full and final settlement of all aspects of this dispute for both parties.

As this dispute was resolved by mutual agreement and not based on the merits of the case, I decline the tenant's request to recover the filing fee paid for this application

Conclusion

Pursuant to the above agreement, I grant the tenant a monetary order in the amount of **\$425.00**. This order may be filed in the Small Claims Court and enforced as an order of that Court.

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: January 05, 2011.

Residential Tenancy Branch