



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes FF, MNR, MNSD, OPR

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.

Issue(s) to be Decided

This is a request for an Order of Possession based on a Notice to End Tenancy for non-payment of rent, a request for a monetary order for \$1660.00, and a request for recovery of the filing fee. The applicant is also requesting an order to keep the full security deposit towards this claim.

Agreement by the parties

Both the landlord and the tenant agreed to remove respondent J.C. from any monetary order issued.

Both parties agreed that the tenant will vacate by 1 p.m. on September 1, 2011 and both requested that an Order of Possession be issued for that date and time.

Both parties agreed that there is a total of \$1210.00 in rent outstanding, and they agreed that the full security deposit of \$450.00 will be held towards this rent, and that a monetary order for \$810.00 will be issued.

Conclusion

In consideration of the above agreement I have issued an Order of Possession for 1 p.m. on September 1, 2011, I order that the landlord may retain the full security deposit of \$450.00, and have issued a monetary order against respondent J.D. in the amount of \$810.00.

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: August 26, 2011.

Residential Tenancy Branch