



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNSD

Introduction

This was an application by the tenants for the return of their security deposit including double the amount of the deposit. The hearing was conducted by conference call. The named tenant and the landlord called in and participated in the hearing

Issue(s) to be Decided

Are the tenants entitled to a monetary award in the amount of their security deposit, including double the amount?

Conclusion

During the hearing the tenant and the landlord settled the tenants' claims in this proceeding and all other potential claims arising out of the tenancy, including a prospective claim by the landlord against the tenants for unpaid rent, damage and cleaning costs. The parties agreed that the landlord will pay the tenants the sum of \$600.00 in full and final satisfaction of the tenants' claim in this proceeding and he will release the tenants from any and all claims that he may have against the tenants arising out of the tenancy and its termination by the tenants.

Pursuant to the settlement between the parties I grant the tenants a monetary order in the amount of \$600.00. This order may be registered in the Small Claims Court and enforced as 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: October 28, 2011.

Residential Tenancy Branch