



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes: **MND, MNR, MNSD, MNDC, FF**

Introduction

This hearing was scheduled in response to the landlord's Application for Dispute Resolution, in which the landlord has made application for compensation for damage to the rental unit, unpaid rent, damage or loss under the Act, to retain all of the security deposit and to recover the filing fee from the tenant for the cost of this Application for Dispute Resolution.

Both parties were present at the hearing and provided affirmed testimony.

Mutually Settled Agreement

The tenant agreed that the landlord may retain her \$350.00 security deposit and that she will pay the landlord an additional sum of \$280.00 in recognition of the loss of rent revenue, carpet cleaning, suite cleaning and the landlord's filing fee costs.

The tenant and landlord agreed that the landlord is entitled to a monetary Order in the sum of \$280.00, in satisfaction of the balance of the landlord's claim.

Both parties agreed that they will make no further claims against the other; however, the landlord is entitled to enforce the monetary Order via Small Claims Court, should the tenant not pay the \$280.00.

Conclusion

The parties reached the mutual agreement, as set out above.

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: November 08, 2011.

Residential Tenancy Branch