

DECISION

Dispute Codes MNSD, MNDC, FF

Introduction

This hearing was convened in response to applications by the landlord and the tenant.

The landlord's application is seeking orders as follows:

1. For damages to the unit, site or property;
2. Money owed or compensation for damages or loss under the Act

The tenant's application is seeking orders as follows:

1. Return off all or part of the security deposit; and
2. Money owed or compensation for damages or loss under the Act

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.

Settlement Agreement

During the hearing, the parties agreed to settle these matters, on the following conditions:

- 1) The tenants agree to withdraw their application;
- 2) The landlord agrees to withdraw her application; and
- 3) The landlord agrees to return the security deposit of \$550.00 to the tenants. The landlord will send a cheque to the tenants no later than January 15, 2012 via registered mail.

Conclusion

This settlement agreement was reached in accordance with section 63 of the *Residential Tenancy Act*.

As this matter was settled, I decline to award recovery of their respective filing fees to either party.

I find that the tenants have established a total monetary claim. This order may be filed in the Provincial Court (Small Claims) and enforced as an order of that court if the terms of the settlement agreement are breached.

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 04, 2012.

Residential Tenancy Branch