



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes CNR, LAT, MNDC, FF

This matter proceeded by way of a conference call hearing, pursuant to the *Residential Tenancy Act* (the “Act”), and dealt with the Tenant’s Application for Dispute Resolution. The Tenant requested an order to cancel the 10 Day Notice to End Tenancy, an order to change the locks to the rental unit, a monetary order for compensation for damages and losses and to recover the filing fee.

During the course of the hearing, the Tenant and Landlord reached an agreement to settle the issues raised in the Tenant’s Application on the following conditions:

1. The Landlord and Tenant agreed to a monetary settlement as follows:
 - a. The parties agree that the Landlord currently hold a security deposit from the Tenant in the amount of \$400.00.
 - b. The Tenant agreed that the Landlord can retain the full amount of the \$400.00 security deposit.
2. The Tenant agreed that he withdraws the issues on his application of March 22, 2012 against the Landlord.
3. The parties agree that the Tenant moved out of the rental unit by March 31, 2012; that the tenancy has ended; and the Landlord has possession of the rental unit.
4. In consideration for this mutual settlement the parties agree that no further claims will be made by either party whatsoever arising from this tenancy.

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

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: April 12, 2012.

Residential Tenancy Branch