



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNDC, MNR, FF

Introduction

This hearing was originally scheduled for March 21, 2012 to hear the landlord's application for a Monetary Order for unpaid rent. Both parties appeared that hearing and a request for adjournment was granted.

The hearing was reconvened April 25, 2012. Both parties appeared at the hearing and were provided the opportunity to make relevant submissions, in writing and orally pursuant to the Rules of Procedure, and to respond to the submissions of the other party.

After hearing from both parties, a settlement agreement was reached. With this decision I have recorded the terms of the settlement agreement.

Issue(s) to be Decided

What are the terms of the settlement agreement?

Background and Evidence

In final settlement of this dispute the parties mutually agreed to the following terms:

1. The landlord is authorized to retain the tenants' security deposit;
2. The tenants shall pay the landlord \$7,500.00;
3. The landlord shall be provided a Monetary Order in the amount of \$7,500.00 to enforce as necessary; and,
4. Neither party shall make any future claim against the other party with respect to this tenancy.

Analysis

Pursuant to section 63 of the Act, I have the authority to assist parties in reaching a settlement agreement during the hearing and to record a settlement agreement in the

form of a decision or order. I have accepted the settlement agreement reached by the parties during this hearing and make the terms an Order to be binding upon both parties. I have recorded the settlement agreement by way of this decision and have provided the landlord with a Monetary Order in the amount of \$7,500.00 to ensure the agreement is fulfilled.

Conclusion

The parties resolved this dispute by way of a settlement agreement that has been recorded in this decision. The landlord has also been provided a Monetary Order in the amount of \$7,500.00 to enforce as necessary.

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 25, 2012.

Residential Tenancy Branch