



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## DECISION

### Dispute Codes:

**MNSD, FF**

### Introduction

This hearing was scheduled in response to the tenant's Application for Dispute Resolution, in which the tenants have made application for return of double the security deposit and to recover the filing fee from the landlord for the cost of this Application for Dispute Resolution.

Both parties were present at the hearing. At the start of the hearing I introduced myself and the participants. The hearing process was explained, evidence was reviewed and the parties were provided with an opportunity to ask questions about the hearing process. They were provided with the opportunity to submit documentary evidence prior to this hearing, to present affirmed oral testimony evidence and to make submissions during the hearing

### Preliminary Matters

Two days prior to the hearing the tenants made an evidence submission to the Residential Tenancy Branch. As the landlord was not given this evidence, it was set aside and the tenant was at liberty to provide oral testimony.

### Mutually Settled Agreement

The parties agreed that the landlord will return \$425.00 of the \$625.00 deposit to the tenants.

The tenant agreed that return of \$425.00 would satisfy their claim.

The parties agreed that neither will submit further claims against the other, in relation to this tenancy, which ended in mid-March, 2012.

### ***Opportunity to settle dispute***

- 63** (1) *The director may assist the parties, or offer the parties an opportunity, to settle their dispute.*  
(2) *If the parties settle their dispute during dispute resolution proceedings, the director may record the settlement in the form of a decision or an order.*

Therefore, based on the mutual agreement of the parties, I Order the landlord to return \$425.00 to the tenants and have issued a monetary Order which will be enforceable should payment not be made within a reasonable period of time.

This decision is final and binding on the parties, unless otherwise provided under the Act, and 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: July 27, 2012.

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Residential Tenancy Branch