



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNDC

Introduction

This hearing dealt with the landlord's Application for Dispute Resolution seeking a monetary order.

The hearing was conducted via teleconference and was attended by the landlord and both tenants.

Issue(s) to be Decided

The issues to be decided are whether the landlord is entitled to a monetary order for lost rental income, pursuant to Sections 45, 67, and 72 of the *Residential Tenancy Act (Act)*.

Background and Evidence

During the hearing the parties came to the following agreement:

1. The landlord withdraws his Application for Dispute Resolution;
2. The tenants agree the landlord may retain the security deposit in the amount of \$550.00;
3. The landlord accepts the security deposit as full compensation for the tenants ending of the tenancy prior to the end of the fixed term.

Conclusion

I am satisfied the parties have come this agreement in resolution of all matters relating to their tenancy.

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: September 14, 2012.

Residential Tenancy Branch