



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

### **Dispute Codes**

MNR; MNSD; O; FF

### **Introduction**

This Hearing dealt with the Landlord's Application for Dispute Resolution seeking a Monetary Order for unpaid rent and utilities; to apply the security deposit in partial satisfaction of his monetary award; and to recover the cost of the filing fee for the cost of the Application from the Tenants.

The Hearing was attended by both Tenants and an agent for the Landlord.

### **Settlement Agreement**

During the course of the Hearing, the parties reached an agreement to settle this matter, on the following conditions:

1. The Landlord withdraws his application in its entirety;
2. The Tenants will pay the Landlord \$2,575.00, as follows:

DATE	PAYMENT
November 16, 2012	\$200.00
December 14, 2012	\$200.00
January 11, 2013	\$200.00
February 8, 2013	\$200.00
March 8, 2013	\$200.00
April 12, 2013	\$200.00
May 10, 2013	\$200.00
June 7, 2013	\$200.00
July 5, 2013	\$200.00
August 16, 2013	\$200.00
September 20, 2013	\$200.00
October 18, 2013	\$175.00

3. The Tenants will provide the Landlord with postdated cheques as outlined above.
4. The Landlord will retain the security deposit.

5. The Landlord is provided with a Monetary Order in the amount of \$2,575.00 in support of this settlement agreement. If the Tenants do not pay the amounts owed on the specified dates, the Landlord will be entitled to file the Monetary Order in the Provincial Court of British Columbia (Small Claims) and to enforce the Monetary Order in respect of the amount then owed to the Landlord.

### **Conclusion**

In support of this settlement I hereby provide the Landlord a Monetary Order in the amount of \$2,575.00 against the Tenants. If the Tenants fail to comply with the terms of this Settlement Agreement, the Landlord may serve the Monetary Order on the Tenants and the Order may be filed in the Provincial Court of British Columbia and enforced as an order of that Court with respect to the amount then owed to the Landlord.

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: October 01, 2012.

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Residential Tenancy Branch