



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding ADVENT REAL ESTATE SERVICES LTD  
and [tenant name suppressed to protect privacy]

## **Decision**

### **Dispute Codes:**

MND, MNDC, MNR, MNSD, FF

### **Introduction**

This Dispute Resolution hearing was set to deal with an Application by the landlord seeking a monetary order for damages, cleaning and loss of revenue in the amount of \$9,800.00.

Both parties were present at the hearing. At the start of the hearing I introduced myself and the participants. The hearing process was explained. The participants had an opportunity to submit documentary evidence prior to this hearing, and the evidence has been reviewed. The parties were also permitted to present affirmed oral testimony and to make submissions during the hearing. I have considered all of the evidence and testimony provided.

### **Issue(s) to be Decided**

Is the landlord entitled to monetary compensation under section 67 of the *Act* for damages or loss?

### **Background and Evidence**

After a mediated discussion the parties agreed upon an amount to which the landlord is entitled. Based on the mutually agreed-upon settlement, the landlord is granted a monetary award of \$5,000.00, including retention of the tenant's \$1,625.00 security

Accordingly, I hereby order that the landlord retain the tenant's \$1,625.00 security deposit and issue a monetary order for the remainder in the amount of \$3,375.00 in full satisfaction of the landlord's claims.

This order must be served on the tenant and may be enforced in small claims court if necessary.

**Conclusion**

The parties reached a mutual agreement with respect to the amount of the compensation and a monetary order is granted to the landlord in full satisfaction of the claim.

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: February 20, 2013

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Residential Tenancy Branch

