



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes OPR, MNR, FF

Introduction

This hearing dealt with an Application for Dispute Resolution by the landlord for an order of possession, for a monetary order for unpaid rent, to keep all or part of the security deposit and the filing fee for the claim.

Both parties appeared. During the hearing the parties agreed to settle these matters, on the following conditions:

- 1) The parties agreed that the tenancy will end on April 30, 2013, and the landlord is entitled to an order of possession effective that date;
- 2) The tenant agreed that they owe \$100.00 in outstanding rent and that amount will be off-set with the balance remaining of the security deposit of \$73.75; and
- 3) The parties agreed that the landlord is entitled to recover the cost of the filing fee.

This settlement agreement was reached in accordance with section 63 of the *Residential Tenancy Act*.

Conclusion

As a result of the above settlement, the landlord is granted an order of possession effective **April 30, 2013, at 1:00 pm**.

I order that the landlord retain the security deposit in partial satisfaction of the claim and I grant the landlord an order under section 67 for the balance due of **\$76.25**.

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 12, 2013

Residential Tenancy Branch