



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNDC

Introduction

This was an application by a tenant for compensation for a Landlord Use Notice to End the Tenancy pursuant to section 51 of the Act. Both parties attended the hearing

Facts:

A tenancy began on March 1, 2012 with rent in the amount of \$ 1,100.00 due in advance on the first day of each month. The tenant paid a security deposit totalling \$55.00 on February 15, 2012. . The tenant moved out on April 7, 2013 pursuant to a two month Notice to End the Tenancy but was not compensated.

Settlement:

The parties settled this matter and they have asked that I record the agreement pursuant to section 63(2) as follows:

- a In satisfaction for all claims the landlord and tenant now have or may have arising from this tenancy the parties agree that the landlord shall pay the tenant the sum of \$ 1,100.00 and the \$ 50.00 filing fee, and
- b. In consideration for this mutual settlement the parties agree that no further claims will be made by either party whatsoever arising from this tenancy.

Conclusion:

As a result of the settlement I granted the tenant a monetary Order in the amount of \$ 1,150.00 inclusive of the filing fee. This order may be filed in the Small Claims Court and enforced as an order of that Court.

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: June 04, 2013

Residential Tenancy Branch