



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding Vancouver Eviction Services  
and [tenant name suppressed to protect privacy]

## **DECISION**

### **Dispute Codes**

Tenant's Application: CNR; MNDC; FF

Landlord's Application: OPR; MNR; MNDC; MNSD; FF

### **Introduction:**

This Hearing was scheduled to consider cross applications. The Tenant applied to cancel a Notice to End Tenancy for Unpaid Rent; compensation for damage or loss under the Act, regulation or tenancy agreement; and to recover the cost of the filing fee from the Landlord.

The Landlord applied for an Order of Possession; a Monetary Order for unpaid rent; compensation for damage or loss under the Act, regulation or tenancy agreement; to apply the security deposit in partial satisfaction of the Landlord's monetary award; and to recover the cost of the filing fee from the Tenant.

### **Preliminary Matter**

At the outset of the Hearing, it was determined that the Tenant moved out of the rental unit on May 31, 2013. Therefore, the Tenant's application to cancel the Notice to End Tenancy and the Landlord's application for an Order of Possession were both dismissed.

### **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 retain the security deposit in the amount of \$625.00 and the Tenant will pay the Landlord the sum of \$225.00.

- 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 Landlord a Monetary Order in the amount of **\$ 225.00**. This Order may be filed in the Provincial Court of British Columbia (Small Claims Court) and enforced as an Order of that Court.

There shall be no order as to reimbursement of the filing fee to either party.

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 17, 2013

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Residential Tenancy Branch