



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MND, MNDC, MNSD, FF

Introduction

This hearing dealt with cross applications. The tenants filed an amended application for compensation for damage or loss under the Act, regulations or tenancy agreement and return of double the security deposit. The landlords had applied for compensation for damage to the rental unit. Both parties appeared or were represented at the hearing and were provided the opportunity to make relevant submissions, in writing and orally pursuant to the Rules of Procedure, and to respond to the submissions of the other party.

After both parties had an opportunity to be heard and I informed the parties of certain rights and obligations under the Act, the parties indicated a willingness to resolve their disputes by way of a settlement agreement. I have recorded the terms of settlement by way of this decision and the Monetary Order that accompanies it.

On a further note, the tenant provided a service address that has been recorded on the cover page of this decision. The landlords may send their payment to the tenants using the address provided with this decision.

Issue(s) to be Decided

What are the terms of the settlement agreement?

Background and Evidence

In full and final settlement of any and all disputes between the parties regarding this tenancy the parties mutually agreed to the following terms during the hearing:

1. The landlords shall pay the tenants the sum total of \$892.92 without further delay (calculated as: \$56.00 x 7 months of overpaid rent + \$650.00 security deposit – \$149.08 owed to the landlords for utilities).

2. Neither party shall file any other Application for Dispute Resolution against the other party with respect to this tenancy.

Analysis

Pursuant to section 63 of the Act, I have the authority to assist parties in reaching a settlement agreement during the hearing and to record a settlement agreement in the form of a decision or order.

I have accepted and recorded the settlement agreement reached by the parties during this hearing and make the terms an Order to be binding upon both parties.

Pursuant to the settlement terms, I have provided the tenants with a Monetary Order in the amount of \$892.92 to ensure the agreement is fulfilled.

Conclusion

The parties resolved their disputes by way of a final settlement agreement. The tenants have been provided a Monetary Order in the amount of \$892.92 in recognition of the terms of settlement.

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: August 28, 2013

Residential Tenancy Branch

