



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

### Dispute Codes:

MNSD, FF

### Introduction

This hearing was scheduled in response to the tenant's Application for Dispute Resolution, in which the tenant requested a monetary Order for return of double the security deposit and to recover the filing fee from the landlord for the cost of this Application for Dispute Resolution.

Both parties were present at the hearing. At the start of the hearing I introduced myself and the participants. The hearing process was explained, evidence was reviewed and the parties were provided with an opportunity to ask questions about the hearing process. They were provided with the opportunity to submit documentary evidence prior to this hearing, all of which has been reviewed, to present affirmed oral testimony and to make submissions during the hearing.

### Mutually Settled Agreement

The parties agreed that this was a 1 year fixed-term tenancy that commenced on April 27, 2010. A security deposit in the sum of \$775.00 was paid.

The tenancy ended in accordance with the Act effective November 31, 2012.

A mutually settled agreement was made as follows:

- The landlord will return the \$775.00 security deposit to the tenant;
- The tenant withdraws his request for return of double the security deposit; and
- Neither party will make any further claims against the other in relation to this tenancy.

Therefore, in accordance with section 63(2) of the Act, in support of this mutually settled agreement, I find that the tenant is entitled to return of the \$775.00 security deposit. I find that the balance of the claim has been withdrawn and that neither party may make any further claims against the other in relation to this tenancy.

Based on these determinations I grant the tenant a monetary Order in the sum of \$775.00. In the event that the landlord does not comply with this mutually settled agreement this Order may be served on the landlord, filed with the Province of British Columbia Small Claims Court and enforced as an Order of that Court. Once payment is made to the tenant this Order will no longer be enforceable.

Conclusion

The parties reached a mutually settled agreement and an Order was issued in support of that settled agreement.

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: October 08, 2013

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Residential Tenancy Branch

