



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## DECISION

Dispute Codes      MND, MNDC, MNSD, FF

This is an application filed by the Landlord for a monetary order for damage to the unit, site or property, for money owed or compensation for damage or loss, to keep all or part of the security deposit and recovery of the filing fee.

Both parties attended the hearing by conference call and gave testimony. As both parties have confirmed receipt of the notice of hearing package, I am satisfied that both parties have been properly served. The Landlord has confirmed in his direct testimony that no documentary evidence has been filed with the Residential Tenancy Branch nor has any been served upon the Tenant. The Tenant has stated that her evidence package was sent by Canada Post Registered Mail on December 20, 2013 and has provided the Customer Receipt Tracking number as confirmation. The Landlord states that he does not have a copy of the Tenant's evidence, but states that the address that he provided for service is not his primary residence and cannot dispute the Tenant's claim of service. As such, I find that the Landlord has been properly served with the Tenant's documentary evidence package based upon the undisputed direct testimony. Both parties have been properly served with the submitted documentary evidence.

Section 63 of the Residential Tenancy Act provides that the parties may attempt to settle their dispute during a hearing. Pursuant to this provision, discussion between the two parties during the hearing led to a resolution. Specifically, it was agreed as follows:

Both parties agreed that the Landlord shall pay to the Tenant, \$500.00 and that the Tenant shall receive a monetary order to reflect this agreement.

The above particulars comprise full and final settlement of all aspects of the dispute arising from this application for both parties.

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: January 03, 2014

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Residential Tenancy Branch

