



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding ATIRA PROPERTY MANAGEMENT  
and [tenant name suppressed to protect privacy]

## **DECISION**

### **Dispute Codes:**

CNC, MT, MNDC, OPT

### **Introduction**

This hearing dealt with an application by the tenant for an order to set aside a notice to end tenancy for cause and for more time to do so. The tenant also applied for an order of possession and for a monetary order for compensation for loss under the *Act*. Both parties attended the hearing and had opportunity to be heard.

During the hearing the tenant stated that he had moved out and did not wish to return to the rental unit. Accordingly he withdrew all portions of his application except his application for a monetary order for compensation.

### **Issue to be Decided**

Is the tenant entitled to compensation?

### **Background and Evidence**

The tenancy began on May 17, 2012. The monthly rent is \$375.00 due on the first of the month. Prior to moving in the tenant paid a security deposit of \$187.50.

During the hearing the parties engaged in a conversation, turned their minds to compromise and achieved a resolution of their dispute.

### **Analysis**

Pursuant to Section 63 of the *Residential Tenancy Act*, the Arbitrator may assist the parties settle their dispute and if the parties settle their dispute during the dispute resolution proceedings, the settlement may be recorded in the form of a decision or an order.

During this hearing, the parties reached an agreement to settle their dispute. Both parties agreed to the following terms:

1. The landlord agreed to pay the tenant \$187.50 in full and final settlement of all claims against the tenant
2. The tenant agreed to accept \$187.50 in full and final settlement of all claims against the landlord. A monetary order in the amount of \$187.50 will be issued to the tenant.
3. Both parties stated that they understood and agreed that these particulars comprise the full and final settlement of all aspects of this dispute for both parties.

### **Conclusion**

Pursuant to the above agreement, I grant the tenant a monetary order under section 67 of the *Residential Tenancy Act*, for **\$187.50**. 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: January 16, 2014

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Residential Tenancy Branch