



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding JDC Property Management Ltd.  
and [tenant name suppressed to protect privacy]

## **DECISION**

### Dispute Codes:

MNSD, FF

### Introduction

This hearing was scheduled in response to the tenant's Application for Dispute Resolution, in which the tenant has 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 the landlord will return a total of \$362.50 to the tenant.

The tenant agreed that she is satisfied with the landlord's offer of \$362.50 and that payment will satisfy her claim.

The landlord will send the tenant a cheque.

The parties understood this agreement would settle all matters related to the tenancy.

### ***Opportunity to settle dispute***

- 63** (1) *The director may assist the parties, or offer the parties an opportunity, to settle their dispute.*
- (2) *If the parties settle their dispute during dispute resolution proceedings, the director may record the settlement in the form of a decision or an order.*

Therefore, in support of the mutually settled agreement I find that the tenant is entitled to a monetary Order in the sum of \$362.50. Once payment is made by the landlord this monetary Order will no longer be enforceable.

I find that this mutually settled agreement settles all matters related to this tenancy.

This decision and mutually settled agreement is final and binding and 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 20, 2015

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Residential Tenancy Branch

