



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MND, MNDC, FF

Introduction

This hearing was convened by way of conference call in response to an Application for Dispute Resolution made by the Landlord for a Monetary Order for damages to the rental unit, for damage or loss under the *Residential Tenancy Act* (the “Act”) and to recover the filing fee from the Tenant.

Both parties appeared for the conference call hearing and no issues with regards to the service of Landlord’s Application or documentary evidence were raised by the Tenant. The Tenant had not submitted any evidence prior to the hearing.

Both parties provided evidence and made submission to me during the hearing. The Tenant agreed with the Landlord’s monetary claim apart from one aspect relating to the claim for painting the entire rental suite. I provided the opportunity for the parties to settle the Landlord’s Application between them. As a result, the parties discussed the issues between them, engaged in a conversation, turned their minds to compromise and achieved a resolution of their dispute.

Analysis & Conclusion

Pursuant to Section 63 of the Act, the Arbitrator may assist the parties to 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.

The Tenant agreed to pay the Landlord **\$751.37** in full satisfaction of the Landlord’s Application. The Tenant agreed and the parties confirmed their agreement to resolution in this manner at the conclusion of the hearing.

The Landlord is issued with a Monetary Order in the amount of \$751.37. Copies of this order are attached to the Landlord’s copy of this decision.

If payment is not made by the Tenant, this Order must be served on the Tenant and may then be filed in the Provincial Court (Small Claims) 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: March 05, 2015

Residential Tenancy Branch

