



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## DECISION

**Dispute Codes** MND; MNSD; FF

### **Introduction**

This teleconference was scheduled to hear the Landlord's Application for Dispute Resolution seeking a monetary award for damages; to apply the security deposit and pet damage deposit towards partial satisfaction of her monetary award; and to recover the cost of the filing fee from the Tenants.

The Hearing was attended by both parties, who gave affirmed testimony.

During the course of the Hearing, the parties came to an agreement. I have recorded the terms of their settlement agreement, pursuant to the provisions of Section 63 of the Act, as follows:

1. The Landlord withdrew her Application. In satisfaction for all claims the Landlord and Tenants now have or may have arising from this tenancy, the parties agree that **the Landlord is entitled to a monetary award for damages in the total amount of \$152.04, which will be deducted from the security deposit.**
2. The Landlord will return the balance of the security and pet damage deposits, in the total amount of **\$597.96**, to the Tenants.
3. In consideration for this mutual settlement the parties agree that no further claims will be made by either party whatsoever arising from this tenancy.

### **Conclusion**

In support of this settlement, I grant the Tenants a Monetary Order in the amount of **\$597.96**, representing return of the balance of the security and pet damage deposits after deducting the Landlord's monetary award. This Order may be filed in 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: August 21, 2015

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Residential Tenancy Branch

