



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes

Landlord's Application filed April 14, 2015: MND; MNSD; MNDC; FF

Tenants' Application filed July 23, 2015: MNSD; FF

Introduction

This teleconference was scheduled to hear cross applications. The Landlord's Application for Dispute Resolution seeks a monetary award for damages; compensation for damage or loss under the Act, regulation or tenancy agreement; 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 Tenants' Application for Dispute Resolution seeks a monetary award in the equivalent of double the amount of the security deposit and pet damage deposit; and to recover the cost of the filing fee from the Landlord.

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 parties withdrew their Applications.
2. In satisfaction for all claims the Landlord and Tenants now have or may have arising from this tenancy, the parties agree that **the Landlord will retain the security deposit and the pet damage deposit in the total amount of \$1,200.00. In addition, the Tenants will pay to the Landlord the sum of \$500.00.**
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 Landlord a Monetary Order in the amount of **\$500.00** for service upon the Tenants. In the event that the Tenants do not comply with the terms of this Decision, 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: September 22, 2015

Residential Tenancy Branch

