



Dispute Resolution Services

Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNSD, FF

Introduction

This hearing dealt with an application by the tenant for an order for the return of double his security deposit. Both parties participated in the conference call hearing.

Issue to be Decided

Is the tenant entitled to the return of double his deposit?

Background and Evidence

The parties agreed that the tenancy ended on March 31, 2015 and that the tenant paid an \$1,800.00 security deposit. On April 15, the landlords filed an application for dispute resolution to claim against the deposit. The hearing for the landlord's claim occurred in the hour immediately prior to the hearing scheduled to hear this claim.

Analysis

As the landlords filed their application for dispute resolution within 15 days of the end of the tenancy, the tenant is not entitled to double the deposit. I therefore dismiss the tenant's claim. The security deposit will be dealt with by the arbitrator who heard the landlord's claim.

Conclusion

The claim is dismissed.

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

