



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding JUDITH VALERIE LUCAS
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes

LANDLORD: MNR, MND, MNDC, FF, O
TENANT: MNDC, MNSD, FF

Introduction

This matter dealt with applications by both the Landlord and the Tenants.

The Landlord applied for compensation for lost rental income, damage to the unit, site or property, loss or damage under the Act, regulation or tenancy agreement, to recover the filing fee and for other considerations.

The Tenants applied for loss or damage under the Act, regulations or tenancy agreement for the return of the security deposit and to recover the filing fee.

During the course of the hearing, the parties reached an agreement to settle these matters, on the following conditions:

1. The Landlord and Tenants agreed the Landlord will pay the Tenants \$1,800.00 as full settlement of both the Landlord's application and the Tenants' application.
2. The Landlord undertook to send the Tenants a cheque for \$1,800.00 by registered mail by December 24, 2015.
3. The Landlord and the Tenants agreed this settlement agreement is full and final settlement of all disputes arising from this tenancy.

Under section 63 (1) the director can assist parties or offer parties an opportunity to settle their dispute. Pursuant to section 63 of the Act the Landlord and the Tenants agreed to the above arrangement.

As no further action is required on these files, the files are closed.

Conclusion

The Landlord agrees to pay the Tenants \$1,800.00 as full settlement of both applications.

The Tenants have received a Monetary Order for \$1,800.00 in support of this settlement agreement.

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: December 21, 2015

Residential Tenancy Branch

