



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding AMACON PROPERTY MANAGEMENT  
and [tenant name suppressed to protect privacy]

## **DECISION**

Dispute Codes      MNDC

### Introduction

This hearing was convened by way of a telephone conference call in response to an Application for Dispute Resolution (the “Application”) made by the Tenant for money owed or compensation for damage or loss under the *Residential Tenancy Act* (the “Act”), regulation or tenancy agreement.

The Tenant and an agent for the Landlord (the “Landlord”) appeared for the hearing which was held on December 15, 2015. However during that hearing it was evident to me that the Tenant was too ill to present her Application and the parties agreed to adjourn the hearing.

The same parties appeared for the reconvened hearing and provided affirmed testimony. The Landlord confirmed receipt of the Tenant’s Application and the parties confirmed receipt of each other’s documentary evidence prior to the hearing.

The hearing process was explained to the parties and they had no questions about the proceedings. Both parties were given a full opportunity to present their evidence, make submissions to me, and cross examine the other party on the evidence provided.

After the parties had provided and presented their evidence, I offered the parties an opportunity to settle this matter through mutual resolution. As a result, the parties discussed the issues between them, engaged in a conversation, turned their minds to compromise and achieved a resolution of the 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 Landlord's agent agreed to settle the Tenant's application **in full** by paying the Tenant \$725.00 in monetary compensation. The Tenant accepted this amount to settle her Application in full. The Landlord will make payment to the Tenant after receipt of this decision.

The Tenant is issued with a Monetary Order in the amount of \$725.00 which is enforceable in the Small Claims court as an order of that court **if** the Landlord fails to make the above payment under the terms of this settlement agreement. This agreement and order is fully binding on the parties. The parties confirmed their voluntary agreement to resolution in this manner both during and at the conclusion of the hearing. This file is now closed.

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: February 4, 2016

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Residential Tenancy Branch

