



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MND MNR MNSD MNDC FF

Introduction

This hearing dealt with the Landlords' Application for Dispute Resolution received at the Residential Tenancy Branch on February 15, 2016, as amended by an Amendment to an Application for Dispute Resolution received at the Residential Tenancy Branch on July 15, 2016 (the "Application").

The Landlords applied for the following relief pursuant to the *Residential Tenancy Act* (the "Act"):

- a monetary order for damage to the unit, site, or property;
- a monetary order for unpaid rent or utilities;
- an order permitting the Landlord to keep all or part of the security deposit;
- a monetary order for money owed or compensation for damage or loss; and
- an order granting recovery of the filing fee.

All parties attended the hearing and provided a solemn affirmation.

Settlement Agreement

The opportunity for settlement was discussed with the parties during the hearing. The parties were advised there is no obligation to resolve the dispute through settlement, but that I could assist the parties to reach an agreement, which would be documented in my Decision.

During the hearing, the parties agreed to settle these matters as follows:

1. The Tenant agrees to pay the Landlords the sum of \$2,000.00 no later than October 31, 2016 (the "Settlement Payment").
2. The Tenant agrees to make the Settlement Payment to the address provided on the Application for Dispute Resolution, which was repeated by the Landlords during the hearing.
3. The Landlords agree to withdraw the Application in full as part of this mutually agreed settlement.

In support of this settlement, and with the agreement of the parties, the Landlords are granted a monetary order in the amount of \$2,000.00. The order will be of no force or effect once the Tenant makes, and the Landlords successfully deposit, the Settlement Payment.

The above terms were repeated to the parties during the hearing and their agreement was noted.

This settlement agreement was reached in accordance with section 63 of the *Act*.

Conclusion

I order the parties to comply with the terms of their mutually settled agreement described above.

The Landlords are granted a monetary order in the amount of \$2,000.00. The order will be of no force or effect once the Tenant makes, and the Landlords successfully deposit, the Settlement Payment. If necessary, this order may be filed in and enforced as an order of the Provincial Court of British Columbia (Small Claims).

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 27, 2016

Residential Tenancy Branch