



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNSD

Introduction

This is an application brought by the tenant(s) requesting an order for return of a \$540.00 security deposit

A substantial amount of documentary evidence and written arguments has been submitted by the parties prior to the hearing. I have thoroughly reviewed all relevant submissions.

I also gave the parties the opportunity to give their evidence orally and the parties were given the opportunity to ask questions of the other parties.

All parties were affirmed.

Decision in reasons

The applicants have filed a request for an order for return of a security deposit, however the landlord had previously filed an application for dispute resolution, and a decision was issued allowing the landlord to keep the full security deposit of \$540.00, in partial satisfaction of the total order of \$1560.00. **(I have listed the previous file number above)**

Since this matter has already been dealt with in a previous arbitration I have no jurisdiction to issue any further orders regarding the security deposit.

Conclusion

This matter is “Res Judicata” and I will not hear the claim for the return of the security deposit.

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: March 08, 2017

Residential Tenancy Branch

