



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes OPR, OPB, MNR, MND, MNDC, FF

Introduction

This hearing was convened by way of conference call concerning an application made by the landlord for an Order of Possession for unpaid rent or utilities and for breach of an agreement; for a monetary order for unpaid rent or utilities; for a monetary order for damage to the unit, site or property; for a monetary order for money owed or compensation for damage or loss under the *Act*, regulation or tenancy agreement; and to recover the filing fee from the tenant for the cost of the application.

The landlord and the tenant attended the hearing, during which the parties agreed to settle this dispute in the following terms:

1. The landlord's applications for an Order of Possession are withdrawn;
2. The landlord will keep the \$1,000.00 security deposit in partial satisfaction of the claim;
3. The landlord will have a monetary order in the amount of \$1,412.04, comprising of \$2,000.00 for unpaid rent for December, 2016; \$182.15 for an electric bill; \$229.89 for a water bill; less the \$1,000.00 security deposit.

Conclusion

For the reasons set out above, and by consent, I hereby order the landlord to keep the \$1,000.00 security deposit and I grant a monetary order in favor of the landlord as against the tenant pursuant to Section 67 of the *Residential Tenancy Act* in the amount of \$1,412.04.

The landlord's applications for an Order of Possession are hereby dismissed as withdrawn.

This order is final and binding and may be enforced.

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 07, 2017

Residential Tenancy Branch

