



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNSD, FF

Introduction

A hearing was convened based on the tenant's application for return of the security deposit and the landlords' application to retain the security deposit. Both parties also sought recovery of the application filing fee.

Both landlords and the tenant attended the hearing. The hearing process was explained and the participants were asked if they had any questions. Both parties provided affirmed testimony and had the opportunity to present their evidence orally and in written and documentary form, to make submissions, and to respond to the other party.

At the outset of the hearing I advised the parties of their option to have me assist in mediating an agreement with respect to this tenancy. I further advised that any agreement would be documented in my decision pursuant to section 63 of the Act. It was made clear to the parties that there was no obligation to resolve the dispute through settlement.

Settlement

Over the course of the hearing, the parties reached an agreement to settle this matter on the terms set out below.

1. The tenant withdraws her application dated February 8, 2017.
2. The landlords withdraw their application dated February 14, 2017.
3. The landlords will return the total security deposit in the amount of \$550.00 to the tenant by mailing her a cheque no later than Friday, March 31, 2017.

4. As this tenancy has ended, neither party will make any further claim against the other with respect to the condition of the rental unit.

Conclusion

This matter has been settled.

The parties are bound by the terms of the agreement set out above and by the Act. Should either party violate the terms of this agreement or the Act, it is open to the other party to apply for monetary compensation or other orders under the Act.

This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under s. 9.1(1) of the *Act*.

Dated: March 29, 2017

Residential Tenancy Branch