



Dispute Resolution Services

Page: 1

Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding TOTAL CONCEPT DEVELOPMENTS LTD.
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes MND, MNSD, FF

Introduction

This hearing dealt with the landlord's application for a Monetary Order for damage to the rental unit and authorization to retain the tenant's security deposit. Both parties appeared or were represented at the hearing and were provided the opportunity to make relevant submissions, in writing and orally pursuant to the Rules of Procedure, and to respond to the submissions of the other party.

After both parties had an opportunity to be heard, the parties turned their minds to settling their disputes and I was able to facilitate a settlement agreement between the parties. I have recorded the settlement agreement by way of this decision and the Order that accompanies it.

Issue(s) to be Decided

What are the terms of settlement?

Background and Evidence

During the hearing the parties mutually agreed upon the following term(s) in full and final settlement of any and all disputes related to this tenancy:

1. The landlord shall pay to the tenants the amount of \$400.00 without delay.

Analysis

Pursuant to section 63 of the Act, I have the authority to assist parties in reaching a settlement agreement during the hearing and to record a settlement agreement in the form of a decision or order.

I have accepted and recorded the settlement agreement reached by the parties during this hearing and I make the term(s) an Order to be binding upon both parties.

In recognition of the settlement agreement, I provide the tenants with a Monetary Order in the amount of \$400.00 to serve and enforce upon the landlord if necessary.

As this is a full and final settlement agreement, both parties are now precluded from filing any other Application for Dispute Resolution against the other party with respect to this tenancy.

Conclusion

The parties reached a full and final settlement agreement in resolution of any and all disputes related to this tenancy that I have recorded by way of this decision. In recognition of the settlement agreement, I provide the tenants with a Monetary Order in the amount of \$400.00 to serve and enforce upon the landlord if necessary.

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: April 12, 2017

Residential Tenancy Branch