



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNSD, MNDC, FF

Introduction

This hearing dealt with an application by the tenants filed March 8, 2017 under the *Residential Tenancy Act* (the “Act”) for double the security deposit, compensation for loss or damage, and recovery of the application filing fee.

One of the tenants and one of the landlords attended. 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 to me and to respond to the submissions of the other party.

Service of the tenants’ application and notice of hearing was not at issue.

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 tenants withdraw their application in full.
2. The landlords will pay the tenants the total amount of **\$492.25** by cheque sent by registered mail post-marked no later than May 31, 2017.

In support of this settlement and with the consent of the parties I issue a monetary order against the landlords and in favour of the tenants in the amount of **\$492.25**.

If the landlords do not comply with the terms of this settlement agreement, the landlords may be served with the order and the order may be filed in the Small Claims Division of the Provincial Court and enforced as an order of that Court.

Conclusion

This matter has been settled.

The parties are bound by the terms of the agreement set out above, as well as by the terms of 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: May 23, 2017

Residential Tenancy Branch