



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      MNSD FF

### Introduction

This hearing was convened as a result of the Tenant's Application for Dispute Resolution, received at the Residential Tenancy Branch on April 18, 2017 (the "Application"). The Tenant applied for the following relief pursuant to the *Residential Tenancy Act* (the "Act"):

- an order compelling the Landlord to return all or part of the security deposit or pet damage deposit; and
- an order granting recovery of the filing fee.

The Tenant attended the hearing on his own behalf, as did the Landlord. Both parties provided a solemn affirmation.

### Settlement

The opportunity for settlement was discussed with the parties during the hearing. The parties were advised there is no obligation to resolve the dispute through settlement, but that I could assist the parties to reach an agreement, which would be documented in my Decision.

During the hearing, the parties mutually agreed to settle this matter as follows:

1. The Landlord agrees to pay the Tenant the sum of \$370.00, on or before July 26, 2017, at the address for service provided with the Tenant's Application.
2. The Tenant agrees to withdraw the Application in full as part of this mutually agreed settlement.

This settlement agreement was reached in accordance with section 63 of the *Act*. As the result was achieved through negotiation, I decline to grant recovery of the filing fee.

Conclusion

I order the parties to comply with the terms of their mutually settled agreement described above.

In support of this settlement, and with the agreement of the parties, I grant the Tenant a monetary order in the amount of \$370.00. This order will be of no force or effect once the Landlord pays the Tenant in accordance with the terms of settlement described above. If necessary, this order may be filed in and enforced as an order of the Provincial Court of British Columbia (Small Claims).

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: July 12, 2017

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Residential Tenancy Branch