



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      MND, MNR, MNSD, MNDC, FF

### Introduction

This hearing dealt with a landlord's application for a Monetary Order for compensation unpaid and/or loss of rent, light bulb replacement, cleaning and 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 resolving all of their disputes related to this tenancy by way of a full and final settlement agreement. I have recorded the settlement agreement reached by the parties by way of this decision.

### Issue(s) to be Decided

What are the terms of settlement?

### Background and Evidence

During the hearing, the parties mutually agreed upon the following terms in full satisfaction of any and all disputes related to this tenancy:

1. The landlord shall keep the tenant's security deposit.
2. Both parties are now precluded from making any other claim against the other party with respect to this tenancy.

### 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 terms an Order to be binding upon both parties.

In recognition of the settlement agreement, the landlord is authorized the landlord to keep the tenant's security deposit that she is holding and I provide no Monetary Order to the landlord with this decision. 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 during the hearing that I have recorded by way of this decision. As agreed upon, the landlord is authorized to keep the tenant's security deposit that she is holding and no Monetary Order is provided to the landlord with this decision.

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: October 20, 2017

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Residential Tenancy Branch