



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      MNR, MND, FF

### Introduction

This hearing convened as a result of a Landlord's Application for Dispute Resolution wherein the Landlord sought monetary compensation for unpaid rent or utilities and damage to the rental unit as well as recovery of the filing fee.

Both parties appeared at the hearing. The hearing process was explained and the participants were asked if they had any questions. Both parties were provided the opportunity to present their evidence orally and in written and documentary form, and make submissions to me.

### Preliminary Matter

The Landlord noted on the Application was the Landlord's agent, A.K. Further, the name of the Tenant, T.I.K., was incorrectly named on the Application as T.I. Pursuant to section 64(3) I amend the Application to correctly name the Landlord as M.D.-B. and the Tenant as T.I.K.

### Settlement and Conclusion

During the hearing the parties resolved the matters raised in the Landlord's Application as well as the Tenants' request for return of their security deposit by mutual agreement. The terms of their agreement is recorded in this my Decision and Order pursuant to section 63 of the *Residential Tenancy Act* and Rule 8.4 of the *Residential Tenancy Branch Rules of Procedure*. As the parties by agreement I make no findings of fact or law with respect to their relative claims.

The parties confirmed at the end of the hearing that this agreement was made on a voluntary basis and that the parties understood the nature of this full and final settlement of this matter.

The terms of their settlement follow.

1. The Landlord shall, by no later than November 8, 2017 provide the Tenants with a cashier's cheque or money order in the amount of \$1,450.00 representing return of their security deposit.
2. Should the Landlord not pay the \$1,450.00 as required above, the Tenants shall be at liberty to apply for return of double the deposit paid.

I grant the Tenants a Monetary Order in the amount of \$1,450.00. The Monetary Order must be served on the Landlord and may be filed in the Provincial Court (Small Claims) and enforced as an Order of that Court.

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: November 01, 2017

---

Residential Tenancy Branch