



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding Meicor Property Management Inc.
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes

Tenant: MNSD
Landlord: MNR MNSD FF

Introduction

This hearing dealt with cross Applications for Dispute Resolution filed by the parties. The participatory hearing was held, via teleconference, on March 27, 2018.

Both parties attended the hearing and provided testimony. Each person was provided the opportunity to present evidence orally and in written and documentary form, and to make submissions to me.

I have reviewed all oral and written evidence before me that met the requirements of the Rules of Procedure. However, only the evidence relevant to the issues and findings in this matter are described in this Decision.

During the hearing, the Landlord expressed that she was looking for compensation from the Tenants due to damage to the rental unit. However, I explained that the Landlord did not apply for this ground, and I would only be considering information as it relates to unpaid rent, and the return of the security deposit. The Landlord is granted leave to reapply for any monetary compensation, if necessary.

Settlement Agreement

During the hearing, a mutual agreement was discussed and both parties agreed to withdraw their applications, in full.

Pursuant to section 63 of the *Act*, the Arbitrator may assist the parties to settle their dispute and if the parties settle their dispute during the dispute resolution proceedings, the settlement may be recorded in the form of a decision or an order.

Given the agreement reached between the parties during the proceedings, I find that the parties have settled their dispute and the following records this settlement as a decision:

- The Landlord withdraws their application in full
- The Tenants withdraw their application in full.
- The Tenants agree the Landlord can keep the security deposit/pet deposit (\$875.00) they currently hold to offset any rent they may have owed.

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.

Conclusion

Both parties withdraw their application, in full, in pursuit of this settlement agreement.

The Landlord is granted leave to reapply for compensation for damage to the rental unit.

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: March 29, 2018

Residential Tenancy Branch