



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNDCT, MNSD

The Application for Dispute Resolution filed by the Tenant seeks a monetary order in the sum of \$4943.63

A hearing was conducted by conference call in the presence of both parties. On the basis of the solemnly affirmed evidence presented at that hearing, a decision has been reached. All of the evidence was carefully considered.

Both parties were given a full opportunity to present evidence and make submissions. Neither party requested an adjournment or a Summons to Testify. Rather than proceeding with litigation the parties engaged in settlement discussions and a full and final settlement was reached.

I find that the Application for Dispute Resolution and Notice of Dispute Resolution Hearing was served on the landlord by mailing, by registered mail to where the landlord resides.

Issue(s) to be Decided:

The issue to be decided is whether the tenant is entitled to a monetary order and if so how much?

Background and Evidence:

The parties entered into a tenancy agreement that provided that the tenancy would start on June 1, 2016. The rent was \$800 per month payable on the first day of each month. The tenant paid a security deposit of \$400 at the start of the tenancy.

The tenant testified she provided the landlord with her forwarding address in writing on March 31, 2018 at the time the tenancy came to an end.

Settlement:

At the hearing the parties reached a settlement and they asked that I record the settlement pursuant to section 63(2) as follows:

- a. The landlord shall pay to the tenant the sum of \$1300.
- b. This is a full and final settlement and each party releases and discharges the other from all further claims with respect to this tenancy.

As a result of the settlement I ordered that the landlords pay to the Tenant the sum of \$1300. All other claims are dismissed.

The tenant asked if the landlord could pay the amount today. The landlord agreed to pay as quickly as possible.

The landlord asked if he could pay the money to the Advocate. He stated he needs to get instructions from his superiors but that he could assist in facilitating the payment. The Advocate for the tenant stated

Conclusion::

In conclusion I ordered that the landlords pay to the Tenant the sum of \$1300. All other claims are dismissed.

It is further Ordered that this sum be paid forthwith. The applicant is given a formal Order in the above terms and the respondent must be served with a copy of this Order as soon as possible.

Should the respondent fail to comply with this Order, the Order may be filed in the Small Claims division of the Provincial Court and enforced as an Order of that Court.

This decision is final and binding on the parties.

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 30, 2018

Residential Tenancy Branch