



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes FFL MNDCL-S MNDL-S MNRL-S

Introduction

This decision pertains to the landlords' application for dispute resolution made on June 28, 2018, under the *Residential Tenancy Act* (the "Act"). The landlords sought compensation in relation to various matters pursuant to sections 67 and 72(1) of the Act.

The landlords, and the tenant's legal counsel, attended the hearing before me, were given a full opportunity to be heard, to present testimony, to make submissions and to call witnesses. No issues of service were raised by the parties.

Settlement Agreement

The parties advised me at the outset of the hearing that they had reached a tentative settlement agreement and sought my assistance in finalizing that settlement agreement. I note that section 63 of the Act permits me to assist the parties or offer the parties an opportunity to settle their dispute. If the parties settle their dispute during the hearing, I record the settlement in the form of a decision or an order.

The parties agreed to settle this matter as follows:

1. that the tenants will pay the landlords \$4,499.63 in full satisfaction of their claim, and will pay the aforementioned amount as follows:
 - a. that \$2,249.81 is to be paid to the landlords by the end of the business day on Friday, December 7, 2018; and,

- b. that \$2,249.82 is to be paid to the landlords by the end of the business day on Tuesday, January 15, 2019;
2. that should the tenants fail to pay the landlords the amounts above by the dates noted that the landlords are at liberty to reapply for dispute resolution against the tenants; and,
3. that should the tenants comply with the settlement agreement that this constitutes full and final satisfaction of any claims by the landlords against the tenants in relation to this matter.

Conclusion

I order the parties to comply with the terms of the settlement agreement as set out above.

In support of this settlement agreement, I grant the landlords a monetary order which may be filed and enforced in the Provincial Court of British Columbia (Small Claims) at the landlords' discretion.

This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under section 9.1(1) of the Act.

Dated: December 4, 2018

Residential Tenancy Branch