



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding PURE ESTATES HOLDINGS
INC. and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes MNDL-S MNDCL-S FFL

Introduction

This hearing was convened as a result of the landlord's Application for Dispute Resolution (application) seeking remedy under the *Residential Tenancy Act* (the Act). The landlord applied for a monetary order in the amount of \$3,643.89 for damage to the unit, site or property, for money owed under the Act, regulation or tenancy agreement, for authorization to retain all or part of the tenant's security deposit and/or pet damage deposit, and to recover the cost of the filing fee.

Attending the teleconference hearing was the tenant and JA and AA, for the corporate landlord (landlord). The parties gave affirmed testimony, were provided the opportunity to present their evidence orally and in documentary form prior to the hearing and make submissions to me.

Settlement Agreement

During the hearing, the parties agreed to settle all matters related to this tenancy, on the following conditions:

1. The parties agree that the tenant will surrender their full security deposit and pet damage deposit balance of **\$1,128.39** to the landlord effectively immediately, in full and final settlement of all matters related to this tenancy.
2. The landlord agrees to withdraw their application in full as part of this mutually settled agreement.
3. The tenant waives all rights to apply for dispute resolution under the Act related to this tenancy as part of this mutually settled agreement.

4. The landlord agrees to waive their filing fee as part of this mutually settled agreement.

This settlement agreement was reached in accordance with section 63 of the Act. The parties confirmed at the end of the hearing that this agreement was made on a voluntary basis and that the parties understood the binding nature of this full and final settlement of these matters.

Conclusion

I order the parties to comply with the terms of their mutually settled agreement described above.

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

The decision will be emailed to both parties at their email addresses confirmed during the hearing.

This decision is final and binding on the parties, unless otherwise provided under the Act, and 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: September 16, 2020

Residential Tenancy Branch