



# Dispute Resolution Services

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Residential Tenancy Branch  
Office of Housing and Construction Standards

## **DECISION**

Dispute Codes      MNRL-S, MNDCL-S, FFL

### Introduction

This hearing convened as a result of a Landlord's Application, filed on July 15, 2020, wherein the Landlord sought monetary compensation from Tenants for unpaid rent, authority to retain the Tenants' security deposit and recovery of the filing fee.

The hearing of the Landlord's Application was scheduled for 1:30 p.m. on November 6, 2020. Both parties called into the hearing and were provided the opportunity to present their evidence orally and in written and documentary form and to make submissions to me.

### Settlement and Conclusion

During the hearing the parties resolved matters by mutual agreement. The parties confirmed that this agreement was made on a voluntary basis and that they understood the nature of this full and final settlement of this matter. As the parties resolved matters by agreement, I make no findings of fact or law with respect to their relative claims.

The terms of their agreement are 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 follows:

1. The parties agree that the sum of \$15,950.00 is outstanding for rent for the months April 2020 to October 2020. The parties further agree that the Landlord is entitled to recovery of these sums from the Tenants.
2. The Landlord may retain the Tenants' \$1,175.00 security deposit towards the \$15,950.00 owing.

In furtherance of the above, I grant the Landlord a Monetary Order in the amount of **\$14,775.00** representing the balance due. The Monetary Order must be served on the Tenants 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 06, 2020

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Residential Tenancy Branch