



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

A matter regarding marlborough holdings ltd
and [tenant name suppressed to protect privacy]

DECISION

Dispute Codes MNDL-S, FFL

Introduction

This hearing was convened by way of conference call concerning an application made by the landlord seeking a monetary order for damage to the rental unit; an order permitting the landlord to keep all or part of the pet damage deposit or security deposit; and to recover the filing fee from the tenants for the cost of the application.

An agent for the landlord and one of the named tenants attended the hearing, during which the parties agreed to settle this dispute in the following terms:

- The landlord will keep the \$549.50 security deposit in full satisfaction of the landlord's claims for damages;
- The landlord will have a monetary order in the amount of \$100.00 as recovery of the filing fee as against the tenant who attended the hearing only;
- This settlement agreement is in full satisfaction of any and all claims between the parties with respect to this tenancy.

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

For the reasons set out above, and by consent, I hereby order the landlord to keep the \$549.50 security deposit in full satisfaction of the landlord's claim for damages.

I hereby grant a monetary order in favour of the landlord as against one tenant only pursuant to Section 67 of the *Residential Tenancy Act* in the amount of \$100.00.

This settlement agreement is in full satisfaction of any and all claims between the parties with respect to this tenancy.

This order is final and binding and may be enforced.

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: June 29, 2021

Residential Tenancy Branch