



Dispute Resolution Services

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Residential Tenancy Branch
Office of Housing and Construction Standards

DECISION

Dispute Codes MNR-DR, OPR-DR, FFL

Introduction

This hearing was convened as a result of the Landlord's application under the *Residential Tenancy Act* (the "Act") for:

- an Order of Possession under a 10 Day Notice to End Tenancy for Unpaid Rent pursuant to sections 46 and 55;
- a Monetary Order of \$4,800.00 for unpaid rent pursuant to section 67; and
- authorization to recover the filing fee for this application from the Tenants pursuant to section 72.

The Landlord and the Tenants attended this hearing. The Landlord was accompanied by the Landlord's agent, RB.

Settlement

Pursuant to section 63 of the Act, an arbitrator may assist the parties to settle their dispute, and if the parties settle their dispute during the dispute resolution proceedings, the settlement may be recorded in the form of a decision or an order.

During the hearing, the parties discussed the issues between them, engaged in a conversation, turned their minds to compromise and achieved a resolution of their dispute.

The parties agreed to a final and binding settlement of all aspects of this tenancy as follows:

1. Neither the Landlord nor the Tenants owe any money to the other. In light of the \$255.91 Monetary Order granted to the Tenants on August 24, 2022, the file

number for which is referenced on the cover page of this decision, the Landlord is granted a corresponding Monetary Order to offset that amount.

2. The Landlord is authorized to retain the Tenants' \$300.00 security deposit.
3. The Landlord is authorized to retain or dispose of the Tenants' belongings left at the rental unit.

The parties gave verbal affirmation at the hearing that they understood and agreed to the above settlement as legal, final and binding, which resolves all aspects of their tenancy.

Conclusion

As the parties have reached a settlement, I make no factual findings about the merits of this application.

To give effect to the settlement reached between the parties and as discussed at the hearing, I grant a Monetary Order in the amount of \$255.91 to the Landlord.

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: August 29, 2022

Residential Tenancy Branch