



Dispute Resolution Services

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Residential Tenancy Branch
Ministry of Housing

DECISION

Dispute Codes MNDL – S, FFL

Introduction

This hearing dealt with a landlord's claim for damage to the rental unit and authorization to retain the security deposit.

Both parties appeared and/or were represented at the hearing and the parties were affirmed. The hearing process was explained to the parties and the parties were given the opportunity to ask questions about the process. Both parties had the opportunity to make relevant submissions and to respond to the submissions of the other party pursuant to the Rules of Procedure.

During the hearing, the parties turned their minds to resolving their dispute by way of a settlement agreement. I was able to facilitate an agreement between the parties and I have recorded it by way of this decision.

Issue(s) to be Decided

What are the terms of settlement?

Background and Evidence

During the hearing, both parties mutually agreed to the following term(s) in settlement of their dispute:

1. The tenant authorizes the landlords to retain and the landlords accept the security deposit in full satisfaction of the landlord's claims against the tenant.

Analysis

Pursuant to section 63 of the Act, I have the authority to assist parties in reaching a settlement agreement during the hearing and to record the agreement in the form of a decision or order.

I have accepted and recorded the settlement agreement reached by the parties during this hearing and I make the term(s) an Order to be binding upon both parties.

In recognition of the settlement agreement, the landlords are authorized to retain the tenant's security deposit and this matter is considered resolved.

Conclusion

The parties resolved their dispute by way of a settlement agreement that I have recorded by way of this decision. In recognition of the settlement agreement, the landlords are authorized to retain the tenant's security deposit in satisfaction of their claims against the tenant.

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: May 02, 2023

Residential Tenancy Branch