

DECISION

Introduction

This hearing dealt with the Tenant's Application for Dispute Resolution under the *Residential Tenancy Act* (the Act) for:

- a Monetary Order for the return of all or a portion of their security deposit under sections 38 and 67 of the Act
- authorization to recover the filing fee for this application from the Landlord under section 72 of the Act

Settlement Agreement

Under section 63 of the Act, the Arbitrator may assist the parties to settle their dispute. 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 this hearing, the parties reached an agreement to settle their dispute.

All parties agreed to the following terms of a final and binding resolution of the Tenants' and Landlords' applications and the issues in dispute arising out of this tenancy at this time and that they did so of their own free volition and without any element of coercion:

1. All parties agreed that this tenancy ended on April 2, 2024.
2. Landlord S.C. and Landlord R.C., together, agreed to pay compensation in the amount of \$616.16 to the Tenants as a partial return of the Tenants' security deposit.
3. The Tenants agree that the Landlords S.C. and R.C. will withhold the remainder of the Tenant's security deposit which is \$683.84.
4. Both parties agreed that these particulars comprise the full settlement of all aspects of all matters concerning this tenancy.

The decision to order payment of the filing fee is discretionary upon the arbitrator and since this matter was settled by agreement, I decline to order that the filing fees be recovered.

Conclusion

In order to give effect to the above settlement reached between the parties, I grant a Monetary Order in the Tenants' favour in the amount of \$616.16. The Tenants are provided with these Orders and the Landlord must be served with a copy of these

Orders as soon as possible. Should the Landlord fail to comply with these Orders, these Orders may be filed in the Small Claims Division of the Provincial Court and enforced as Orders 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 Act.

Dated: August 26, 2024

Residential Tenancy Branch