



Dispute Resolution Services

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Residential Tenancy Branch
Ministry of Housing

DECISION

Dispute Codes MNRL, FFL

Introduction

This hearing was convened by way of conference call concerning an application made by the landlord seeking a monetary order for unpaid rent or utilities and to recover the filing fee from the tenant for the cost of the application.

The landlord and the tenant attended the hearing, during which the parties agreed to settle this dispute in the following terms:

1. the landlord will have a monetary order in the amount of \$3,500.00;
2. the tenant will pay that amount to the landlord on or before September 1, 2024;
3. the landlord will not enforce or attempt to enforce the order unless the tenant fails to pay that amount by September 1, 2024.

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.

As a result, I hereby grant a monetary order in favour of the landlord as against the tenant in the amount of \$3,500.00. The tenant must be served with the order, which may be filed in the Provincial Court of British Columbia, Small Claims division and enforced as an order of that Court, but may not enforce it or attempt to enforce it unless the tenant fails to pay that amount by September 1, 2024.

Since the parties have settled this dispute, I decline to order that the landlord recover the filing fee from the tenant.

Conclusion

For the reasons set out above, and by consent, I hereby grant a monetary order in favour of the landlord as against the tenant in the amount of \$3,500.00.

I further order the tenant to pay that amount on or before September 1, 2024.

I further order that the landlord may not enforce or attempt to enforce the monetary order unless the tenant fails to pay that amount by September 1, 2024.

The landlord's application for recovery of the filing fee from the tenant is hereby dismissed without leave to reapply.

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 13, 2024

Residential Tenancy Branch