

DECISION

Introduction

This hearing dealt with the Applications by both parties for Dispute Resolution under the *Residential Tenancy Act* (the Act) for:

- a Monetary Order for the return or retention of all or a portion of the Tenant's security deposit under sections 38 and 67 of the Act
- authorization to recover the filing fees under section 72 of the Act

Analysis

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.

Settlement Agreement

Both parties agreed to the following terms of a final and binding resolution of all issues arising out of this tenancy and that they did so of their own free will:

1. The Landlord will pay \$325.00 to the Tenant by e-transfer to the Tenant's email address as noted on the cover page of this decision.
2. The Tenancy Branch will refund the filing fees to both parties.
3. This is the full and final settlement of all issues arising out of this tenancy.

Conclusion

I direct the Tenancy Branch to refund the filing fees to both parties under section 72 of the Act.

To give effect to the settlement, I grant a Monetary Order in the Tenant's favour in the amount of \$325.00. The Tenant is provided with the Order and must serve a copy on the Landlord, along with a demand for payment, as part of the enforcement process if required. Should the Landlord then fail to comply with the Order, it may be filed in the Small Claims Division of the Provincial Court and enforced as an Order 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: June 20, 2025

Residential Tenancy Branch