



# Dispute Resolution Services

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Residential Tenancy Branch  
Ministry of Housing and Social Development

## **DECISION**

Dispute Codes      MNR, MNSD, MNDC, FF

### Introduction

This hearing dealt with the landlord's Application for Dispute Resolution to obtain a monetary order.

The hearing was conducted via teleconference and was attended by the landlord and both tenants.

### Issues(s) to be Decided

The issues to be decided are whether the landlord is entitled to a monetary order for rent due to short notice to end the tenancy; for money owed for damage under the tenancy agreement; for all or part of the security deposit and to recover the filing fee from the tenant for the cost of the Application for Dispute Resolution, pursuant to sections 67, and 72 of the *Residential Tenancy Act (Act)*.

### Background and Evidence

During the hearing the parties reached the following settlement agreement:

1. The landlord withdraws his application;
2. The tenants agree to allow the landlord to retain the security deposit of \$350.00;  
and
3. The tenants agree to pay the landlord \$200.00.

### Conclusion

In support of this settlement agreement I find the landlord is entitled to a monetary order in the amount of \$200.00 to be enforced only should the tenants fail to make payment in accordance with this settlement.

This order must be served on the tenants and may be filed in the Provincial Court (Small Claims) 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 *Residential Tenancy Act*.

Dated: August 18, 2010.

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Dispute Resolution Officer