



Dispute Resolution Services
Residential Tenancy Branch
Ministry of Housing and Municipal Affairs

File Number: **910206454**
Order Dated: August 28, 2025

In the matter of the *Residential Tenancy Act*, SBC 2002, c. 78, as amended

Between

KIMBERLY LOGAN
DUSTIN CONLEY
DAILEN SEM
KAYLEE SEM

Applicant(s) - **Tenant**

And

FRANK NGAN

Respondent(s) - **Landlord**

Regarding the rental unit located at:

(MAIN) 732 VICTORIA DR, PORT COQUITLAM, BC

Re: An application under sections 27, 28, 65 and 72 of the *Residential Tenancy Act*.

ORDER

I DO HEREBY ORDER, under sections 67 and 72 of the *Residential Tenancy Act*, that the respondent, **Frank Ngan**, pay to the applicants, **Kimberly Logan, Dustin Conley, Dailen Sem** and **Kaylee Sem**, the sum of **\$5,100.00**.

THIS ORDER may be filed and enforced in the Provincial Court of British Columbia (Small Claims Court).

S. Baker, Arbitrator
Residential Tenancy Branch