



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

File Number: **910208530**  
Order Dated: September 5, 2025

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

Between

**ALEXANDR YARTSEV**  
**STORMA MCDONALD**

Applicant(s) - **Tenant**

And

**QING FENG WANG**

Respondent(s) - **Landlord**

Regarding the rental unit located at:

**(UPPER) 1691 65TH AVE W, VANCOUVER, BC**

**Re: An application under section(s) 55 (1.1) of the *Residential Tenancy Act*.**

## **ORDER**

**I DO HEREBY ORDER**, under section 67 of the *Residential Tenancy Act*, that the applicant, **Alexandr Yartsev, Storma McDonald**, pay to the respondent, **QING FENG WANG**, the sum of **\$2,900.00**.

**THIS ORDER** may be filed and enforced in the Provincial Court of British Columbia (Small Claims Court) if equal to or less than \$35,000.00. Monetary Orders that are more than \$35,000.00 must be filed and enforced in the Supreme Court of British Columbia.

C. Arnsdorf  
Arbitrator Residential Tenancy Branch