



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

File Number: 910204651
Order Dated: September 17, 2025

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

Between

DANIEL BORBE

Applicant (Landlord)

And

**SUMIT BHANUSHALI and
ANKITA BHANUSHALI**

Respondents (Tenants)

Re: An application under the *Residential Tenancy Act* regarding the rental unit
located at: (607) 13655 Fraser Hwy, Surrey, BC

ORDER

It is hereby ordered, pursuant to section 38 of the *Residential Tenancy Act*, that the Applicant DANIEL BORBE pay the sum of \$1,021.72 to the Respondents SUMIT BHANUSHALI and ANKITA BHANUSHALI.

Pursuant to section 85 of the *Residential Tenancy Act* this order may be filed and enforced in the Provincial Court of British Columbia (Small Claims).

A. Denegar, Arbitrator
Residential Tenancy Branch