



Dispute Resolution Services  
Residential Tenancy Branch  
Ministry of Housing and Municipal Affairs  
File Number: **910207497**  
Order Dated: September 29, 2025

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

Between  
**BRYDON WARDEL**

Applicant(s) - **Tenant**

And  
**GUILIN ZENG**

Respondent(s) - **Landlord**

Regarding the rental unit located at:  
**(UNIT D) 7564 184TH ST., SURREY, BC**

**Re: An application under sections 46 and 55 of the *Residential Tenancy Act*.**

## **ORDER**

I order that the Tenant, **BRYDON WARDEL**, pay to the Landlord, **GUILIN ZENG**, the sum of **\$2,500.00**.

This Order may be filed in the Small Claims Court of British Columbia 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.

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N. Tasouji, Arbitrator  
Residential Tenancy Branch