



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

File Number: **910209410**

Order Dated: September 15, 2025

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

Between

**JALALEDIN ETEMADAHARI**  
**BEHNAZ TEYMOURIAN**

Applicants - **Tenants**

And

**DENNIS TING and EMILY TING C/O PROMPTON REAL ESTATE SERVICES INC**

Respondents - **Landlords**

Regarding the rental unit located at:

**PH1 1500-ALBERNI ST, VANCOUVER, BC**

**Re: An application under sections 46 and 66 of the *Residential Tenancy Act*.**

## **ORDER**

**I DO HEREBY ORDER**, under section 67 of the *Residential Tenancy Act*, that the Applicants, **JALALEDIN ETEMADAHARI and BEHNAZ TEYMOURIAN**, pay to the respondent, **DENNIS TING and EMILY TING C/O PROMPTON REAL ESTATE SERVICES INC**, the sum of **\$25,080.00**.

**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.

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D. Buchan, Arbitrator  
Residential Tenancy Branch