



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

File Number: **910210650**
Order Dated: September 29, 2025

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

Between

MOJTABA NASIRI PIRAGHOM
MOSTAFA NASIRI PIRAGHOM

Applicants- **Tenants**

And

METCAP LIVING MANAGEMENT INC

Respondent- **Landlord**

Regarding the rental unit located at:

504-2670 LIBRARY LANE, NORTH VANCOUVER, BC

Re: An application under sections 46, 66 and 72 of the *Residential Tenancy Act*.

ORDER

The settlement decision must be read in conjunction with this order. Should the Tenants fail to meet the condition outline in term 2 of the settlement decision this order is immediately enforceable.

I DO HEREBY ORDER, under section 64.2 of the *Residential Tenancy Act*, that the Applicants, **MOJTABA NASIRI PIRAGHOM** and **MOSTAFA NASIRI PIRAGHOM**, pay to the Respondent, **METCAP LIVING MANAGEMENT INC**, the sum of **\$5,784.50**.

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.

D. Buchan, Arbitrator
Residential Tenancy Branch