



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

File Number: **910208577**
Order Dated: October 15, 2025

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

Between

HANAN SARSAK
AYMAN EL-NAJJAR

Applicant(s) - **Tenant**

And

RYSA ZAMAN
MD MONIRUZZAMAN

Respondent(s) - **Landlord**

Regarding the rental unit located at:
(MAIN) 12705 66 AVE, SURREY, BC

Re: An application under section(s) 72 of the *Residential Tenancy Act*.

ORDER

I DO HEREBY ORDER, under sections 51 and 72 of the *Residential Tenancy Act*, that the respondents, **Rysa Zaman, Md Moniruzzaman**, pay to the applicants, **Hanan Sarsak, Ayman El-Najjar**, the sum of **\$33,700.00**.

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.

T. Tung, Arbitrator
Residential Tenancy Branch