



Compliance and Enforcement Unit  
Residential Tenancy Branch  
Office of Housing and Construction Standards

June 30, 2020

CEU File # [REDACTED]

Full Summary of Administrative Penalty

**Name of Respondent:** Sharmon Perry a.k.a. Sharmon Muzsik, a.k.a. Sharmon Jonell Perry

**Date of Penalty Issued:** October 3, 2019

**Contraventions under the Residential Tenancy Act (the Act):**

- Section 26(1) Rules about payment and non-payment of rent
- Section 37(1) Leaving the rental unit at the end of a tenancy

**Outcome of the Investigation:** An administrative penalty in the amount of \$5,000.00

The Compliance and Enforcement Unit received a complaint on January 9, 2019 alleging the respondent was contravening the Act by repeatedly and deliberately not paying rent and failing to comply with orders of the Director. Pursuant to section 87.1 of the Act, an investigation commenced on April 24, 2019

Over the course of almost four years, the Director of the Residential Tenancy Branch (RTB) issued six monetary orders for nonpayment of rent, eight orders of possession and one decision confirming a previous monetary order and order of possession against the respondent. On two occasions the respondent failed to comply with the order of possession and a bailiff was required to remove the respondent from the rental property.

Administrative Penalties are issued to promote compliance. The respondent's compliance history and the seriousness of the contravention were considered when determining a one-time or continuing penalty.

Under the authority provided by Part 5.1 of the Act, the Director of Compliance and Enforcement ordered a one-time administrative penalty on October 3, 2019 and the administrative penalty became due on or before December 2, 2019. [Click here to see full decision.](#)