



## CASA Rental Management

### OWNER INFORMATION



Update April 15, 2020 - The Province of BC has extended the state of emergency until April 28, 2020. This can only be done in two-week increments. We will keep you posted.

There is a new temporary rent supplement to assist the tenant with their monthly rent, and will provide up to \$500 per month, paid directly to landlords. **This is now available to tenants who qualify. The tenant must apply.**

Halting evictions by ensuring a landlord may not issue a new notice to end tenancy for any reason. However, in exceptional cases where it may be needed to protect health and safety or to prevent undue damage to the property, landlords will be able to apply to the Residential Tenancy Branch for a hearing. **This is still in place. Tenants cannot be evicted for non-payment of rent.**

The enforcement of existing eviction notices issued by the Residential Tenancy Branch has been halted, except in extreme cases where there are safety concerns. The smaller number of court-ordered evictions are up to the courts, which operate independently of government.

**No rent increases until further notice, the rent increase for April 1, 2020 if applicable, has been rolled back.**

**Inspections are on hold until tentatively May 1, 2020. We will monitor the rules and regulations as things progress.**

Preventing landlords from accessing rental units without the consent of the tenant (for example, for showings or routine maintenance), except in exceptional cases where it is needed to protect health and safety or to prevent undue damage to the unit.

CASA Rental Management would like to take a moment to thank our BC essential service workers, our tradespersons, our property managers and staff for keeping us safe, and continuing to adapt with the "new normal" in this unprecedented time.



### Rent Payments

We are pleased to inform our Owners that all tenants will have paid their April 2020 by the end of next week with one exception who has paid partial rent.

We are doing our best to collect the balance of rent from this tenant.

Your CASA Property Manager has contacted you if your property was affected.

**Property showings may be delayed until the unit is vacant, which can delay renting the unit and rental income for that month.**

**If you have a property that is vacant and for rent, we will be showing these properties with protocols in place.**

**If your unit is not vacant, we are using video to allow prospective tenants to “virtually” see the property.**

**This does not guarantee that your property will be rented, however we must follow the government directives.**

**Please be aware that your Property Manager and CASA Rental Management are doing our best to get your property rented as quickly as possible.**

For more information please follow these links:

<https://www2.gov.bc.ca/gov/content/housing-tenancy/residential-tenancies/covid-19>

<https://news.gov.bc.ca/>

<https://www.canada.ca/en/department-finance/economic-response-plan.html>

**Please note, all tenants have been notified that their rent is due as always, the 1<sup>st</sup> of every month.**

**There may be several tenants that cannot pay their rent due to COVID 19, which may delay payments to you the Homeowner. There are mechanisms in place offered by both the Federal and Provincial governments that tenants have access to. We believe that who can apply have applied.**

**Your Property Manager will contact you directly if your property is affected.**

**Please be patient as your Property Manager and Casa Rental Management are doing our best to navigate these uncertain times.**



If you have any questions or concerns, contact your CASA Property Manager

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**For after-hour emergencies call:  
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**CASA Rental Management**



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**\*a tradition of trust since 1979\***

