

**VICTORIAN CIVIL AND ADMINISTRATIVE TRIBUNAL  
RESIDENTIAL TENANCIES LIST  
REGISTER OF PROCEEDINGS**

**APPLICANT(S):**

Residential Rental Provider                      Ting Zhang

**RESPONDENT(S):**

Renter    Podjana Tienmon  
    Chawakorn Kamnuansil

**RENTED PREMISES:**                                      1803/243 Franklin Street, MELBOURNE 3000

**BOND NUMBER(S):**                                      15733722

Application under *Residential Tenancies Act 1997 possession - unfit or unsafe Section 322(1),91ZL*

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**VCAT finds:**

1.     The residential rental provider gave the renter notice to vacate under section 91ZL of the *Residential Tenancies Act 1997*.
2.     The residential rental provider has not proven the reasons for giving the notice to vacate.

**VCAT orders:**

1.     The application for a possession order is dismissed.



Dr. A. Hoel, Member



14 August 2025

AH - 14/08/2025 16:03