



Order under Section 69
Residential Tenancies Act, 2006

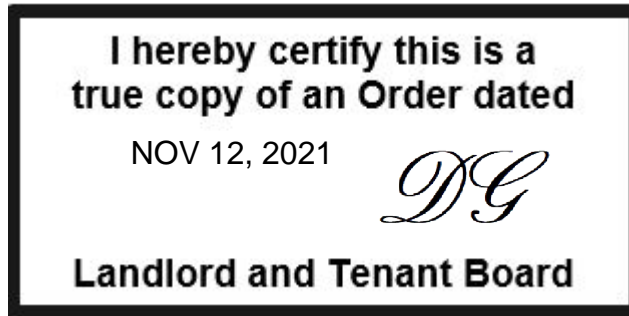
File Number: CEL-02162-21

In the matter of: BASEMENT, 24 MASSEY STREET
BRAMPTON ON L6S2W1

Between: Julie Coates
Garry Coates

and

Dwight Parke
Jasmin Riley



Landlords

Tenants

Julie Coates and Garry Coates (the 'Landlords') applied for an order to terminate the tenancy and evict Dwight Parke and Jasmin Riley (the 'Tenants') because they, another occupant of the rental unit or someone they permitted in the residential complex have substantially interfered with the reasonable enjoyment or lawful right, privilege or interest of the Landlords in a residential complex that has three or fewer residential units. The Landlords also claimed compensation for each day the Tenants remained in the unit after the termination date.

This application was heard in Passcode: 926 3019 7558# on November 4, 2021. The Landlords attended the hearing and were represented by, Michelle Mont, Landlords Legal Representative. The Tenants attended the hearing and were self-represented. The Tenants spoke to Duty Counsel prior to mediation.

With the assistance of a Board Mediator, the parties mutually agreed to resolve all matters at issue in the application and requested an order on consent. I was satisfied that the parties understood the consequences of the order on consent. I did not determine the application on its merits since the Tenants agreed to terminate the tenancy. I was satisfied that the Tenants understood the consequence of agreeing to terminate.

On consent of the parties, it is ordered that:

1. The tenancy between the Landlord and the Tenants is terminated. The Tenants must move out of the rental unit on or before January 31, 2022.
2. The last month's rent deposit shall be applied in full satisfaction of January 2022 rent.
3. If the unit is not vacated on or before January 31, 2022, then starting February 1, 2022, the Landlord may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.

4. Upon receipt of this order, the Court Enforcement Office (Sheriff) is directed to give vacant possession of the unit to the Landlord, on or after February 1, 2022.



November 15, 2021

Date Issued

Kelly Aarts

Dispute Resolution Officer, Landlord and Tenant Board

Central-RO
3 Robert Speck Pkwy, 5th Floor
Mississauga ON L4Z2G5

If you have any questions about this order, call 416-645-8080 or toll free at 1-888-332-3234.

In accordance with section 81 of the Act, the part of this order relating to the eviction expires on August 1, 2022 if the order has not been filed on or before this date with the Court Enforcement Office (Sheriff) that has territorial jurisdiction where the rental unit is located