



Order under Section 69 Residential Tenancies Act, 2006

Citation: Morguard NAR Canada Limited Partnership v Desir, 2024 ONLTB 12590

Date: 2024-02-20

File Number: LTB-L-046604-23

In the matter of: 806, 1547 MISSISSAUGA VALLEY BLVD
MISSISSAUGA ON L5A3X8

Between: Morguard NAR Canada Limited Partnership

Landlord

And

Desmar Petra Desir
Deslie Petra Desir

Tenants

I hereby certify this is a
true copy of an Order dated
FEB 20, 2024

BM
Landlord and Tenant Board

Morguard NAR Canada Limited Partnership (the 'Landlord') applied for an order to terminate the tenancy and evict Desmar Petra Desir and Deslie Petra Desir (the 'Tenants') because:

- the Tenants have been persistently late in paying the Tenants' rent.

The Landlord also claimed compensation for each day the Tenant remained in the unit after the termination date.

This application was heard by videoconference on February 8, 2024.

The Landlord's Representative Faith McGregor and the Tenants attended the hearing.

At the hearing, the parties consented to the following order.

It is ordered on consent that:

1. The Tenants shall pay to the Landlord the full rent owing on or before the first business day of each month, commencing March 1, 2024 and for 12 months thereafter up to and including February 1, 2025.
2. If the Tenants fail to comply with the conditions set out in paragraph 1 of this order, the Landlord may apply under section 78 of the *Residential Tenancies Act, 2006* (the 'Act') for an order terminating the tenancy and evicting the Tenants. The Landlord must make the application within 30 days of a breach of a condition. This application is made to the LTB without notice to the Tenants.
3. The Tenants shall pay to the Landlord \$186.00 for the cost of filing the application on or before February 14, 2024.

4. If the Tenants do not pay the Landlord the full amount owing on or before February 14, 2023, the Tenants will start to owe interest. This will be simple interest calculated from February 15, 2023 at 7.00% annually on the balance outstanding.

February 20, 2024
Date Issued



Brenda Mercer
Member, Landlord and Tenant Board

15 Grosvenor Street, Ground Floor
Toronto ON M7A 2G6

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