



**Order under Section 77
Residential Tenancies Act, 2006**

Citation: OLIVEIRA v THOMAS, 2022 ONLTB 8184

Date: 2022-10-07

File Number: LTB-L-045510-22

In the matter of: 14, 20 C LINE
ORANGEVILLE ON L9W 6T7

Between: BRIAN OLIVEIRA

And

PATRICIA (PATTI) LOUELLA THOMAS

I hereby certify this is a
true copy of an Order dated
OCT 7, 2022
Landlord and Tenant Board

Landlord

Tenant

BRIAN OLIVEIRA (the 'Landlord') applied for an order to terminate the tenancy and evict PATRICIA (PATTI) LOUELLA THOMAS (the 'Tenant') because the Tenant entered into an agreement to terminate the tenancy.

This application was considered without a hearing being held.


Determinations:

1. The Landlord and Tenant entered into an agreement to terminate the tenancy as of October 15, 2022.
2. Since the application was filed on a no-fault basis, before the termination date, it is not appropriate to require the Tenant to pay the application filing fee as costs.

It is ordered that:

1. The tenancy between the Landlord and Tenant is terminated. The Tenant must move out of the rental unit on or before October 18, 2022.
2. If the unit is not vacated on or before October 18, 2022, then starting October 19, 2022, the Landlord may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.
3. 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 October 19, 2022.

October 7, 2022
Date Issued



Ian Speers
Vice Chair, 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.

The tenant has until October 17, 2022 to file a motion with the LTB to set aside the order under s.77(6) of the Act. If the tenant files the motion by October 17, 2022 the order will be stayed and the LTB will schedule a hearing.

In accordance with section 81 of the Act, the part of this order relating to the eviction expires on April 19, 2023 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.