



Order under Section 69  
**Residential Tenancies Act, 2006**

**File Number:** HOL-10736-21

**In the matter of:** BASEMENT, 1359 HELSINKI COURT  
WINDSOR ON N9G0B4

**Between:** Gyan Shanker

**and**

Manasa Kommaraju  
Nashatra Killaru  
Venkata Hari Krishna Kilaru

I hereby certify this is a  
true copy of an Order dated

**OCT 7, 2022**

Landlord and Tenant Board

Landlord

Tenants

Gyan Shanker (the 'Landlord') applied for an order to terminate the tenancy and evict Nashatra Killaru, Manasa Kommaraju and Venkata Hari Krishna Kilaru (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

This application was heard by video conference on September 27, 2022.

Only the Landlord's legal representative, M. Hooper, attended the hearing.

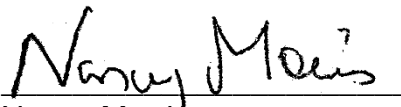
**Determinations:**

1. The Tenants did not attend the hearing scheduled for 1 p.m. As of 1:30 p.m., the Tenants had not checked in to the hearing. I heard the application on an uncontested basis.
2. The Tenants have not paid the total rent the Tenants were required to pay for the period from April 1, 2021 to June 7, 2021. Because of the arrears, the Landlord served a Notice of Termination.
3. The Landlord collected a rent deposit of \$1,400.00 from the Tenants and this deposit is still being held by the Landlord. The monthly rent was \$1,400.00.
4. Interest on the rent deposit is owing to the Tenants for the period from September 1, 2020 to May 31, 2021.
5. The Landlord's legal representative said that the Tenants moved out of the rental unit on June 7, 2021.

**It is ordered that:**

1. The tenancy between the Landlord and the Tenants is terminated. The Tenants moved out of the rental unit on or before June 7, 2021.
2. The Tenants shall pay to the Landlord \$1,721.17\*, which represents the amount of rent owing and compensation up to June 7, 2021, less the rent deposit and interest the Landlord owes on the rent deposit.
3. The Tenants shall also pay to the Landlord \$186.00 for the cost of filing the application.
4. If the Tenants do not pay the Landlord the full amount owing\* on or before October 18, 2022, the Tenants will start to owe interest. This will be simple interest calculated from October 19, 2022 at 4.00% annually on the balance outstanding.

**October 7, 2022**  
**Date Issued**

  
Nancy Morris  
Member, Landlord and Tenant Board

Head Office  
777 Bay Street, 12th Floor  
Toronto Ontario M5G2E5

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

\* Refer to section A on the attached Summary of Calculations.

**Schedule 1  
SUMMARY OF CALCULATIONS**

**File Number: HOL-10736-21**

**A. Amount the Tenants must pay:**

<b>Reasons for amount owing</b>	<b>Period</b>	<b>Amount</b>
Arrears:	April 1, 2021 to May 31, 2021	\$2,800.00
Plus compensation:	June 1, 2021 to June 7, 2021	\$322.21
Less the rent deposit:		-\$1,400.00
Less the interest owing on the rent deposit:	September 1, 2020 to May 31, 2021	-\$1.04
Amount owing to the Landlord on the order date: (total of previous boxes)		<b>\$1,721.17</b>
Additional costs the Tenants must pay to the Landlord:		\$186.00
<b>Total the Tenants must pay the Landlord:</b>		<b>\$1,907.17</b>