




I hereby certify this is a true copy of an Order dated
APR 24 2024

Landlord and Tenant Board

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

Citation: Morguard NAR Canada Limited Partnership v Pahar, 2024 ONLTB 29401

Date: 2024-04-24

File Number: LTB-L-065496-23

In the matter of: 1914-1477 Mississauga Valley Boulevard
Mississauga, ON L5A 3Y4

Between: Morguard NAR Canada Limited Partnership Landlord

And

Pratibh Pahar Tenant

Morguard NAR Canada Limited Partnership (the 'Landlord') applied for an order to terminate the tenancy and evict Pratibh Pahar (the 'Tenant') because the Tenant has been persistently late in paying the Tenant's 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 April 16, 2024.

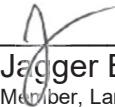
The Landlord's Legal Representative Faith McGregor, the Tenant and the Tenant's Legal Representative Tigran Sandukchyan attended the hearing.

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

It is ordered on consent that:

1. The parties agree that the filing fee of \$186.00 was paid by the Tenant to the Landlord on April 1, 2024.
2. Starting May 1, 2024, and continuing every consecutive month until April 30, 2025, the Tenant agrees to pay the monthly lawful rent in full and on time on or before the 1st business day of each month.
3. If the Tenant fails to make any one of the above-noted rent payments in accordance with this order, the Landlord may, without notice to the Tenant, apply to the LTB within 30 days of the Tenant's breach pursuant to section 78 of the Act for an order terminating the tenancy and evicting the Tenant.

April 24, 2024
Date Issued



Jagger Benham
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.