



## Order under Section 16.1 of the Statutory Powers Procedure Act and the Residential Tenancies Act, 2006

**Citation:** Singh Narang v Kaur, 2024 ONLTB 6359

**Date:** 2024-01-25

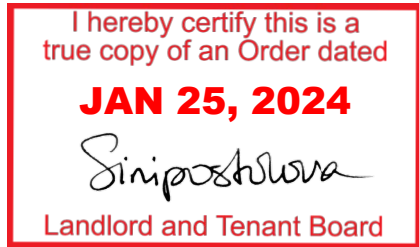
**File Number:** LTB-L-057878-23-IN

**In the matter of:** 152 ELIZABETH ST S  
BRAMPTON ON L6Y1R7

**Between:** Jasdeep Singh Narang  
Manpreet Singh Narang

**And**

Raman deep Kaur  
Jappanjeet Singh Rekhi  
Hargun Kaur a.k.a Hargun Kaur Rekhi  
Arpandeeep Singh



Landlord

Tenant

### INTERIM ORDER

Jasdeep Singh Narang and Manpreet Singh narang (the 'Landlord') applied for an order to terminate the tenancy and evict Raman deep Kaur, Jappanjeet Singh Rekhi, Hargun Kaur a.k.a Hargun Kaur Rekhi and Arpandeeep Singh (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

This application was heard by videoconference on December 18, 2023.

The Landlord, the Landlord's Legal Representative Dan Schofield, and the Tenant Arpandeeep Singh attended the hearing.

#### Determinations:

1. At the hearing, Tenant requested an adjournment because he had not received adequate notice of the hearing and was not prepared to defend the application. According to the Tenant, he only found out about the hearing three days before the hearing date.
2. The Landlord's Representative opposed the adjournment. According to the Landlord's Representative, the Tenant did not provide his new mailing address to the Landlord after he vacated the rental unit and did not forward his mail. The Landlord's Representative sent his disclosure package to the Tenant's workplace, as this is the only address the Landlord is aware of for service of documents.

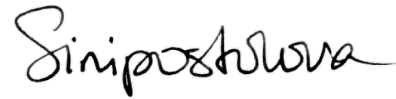
2. After considering the parties' submissions, I granted the adjournment because it was required for a fair hearing to be held. Given that the Tenants had already vacated the rental unit, the Landlord was not prejudiced by the delay.
3. The Landlord's Representative requested an order requiring the Tenant to provide his new residential address for service of documents. I am going to direct the Tenants to provide to the Landlord and to the LTB their preferred address for service of documents as this will be sufficient for the purposes of resolving this application.
4. The Tenants intend to raise issues under section 82(1) of the *Residential Tenancies Act, 2006* (the 'Act').
5. The Tenants shall provide the Landlord and the LTB the following information about each issue by February 24, 2024:
  - a. a description of the issue
  - b. the date the issue started
  - c. the date the Tenants told the Landlord about the issue
  - d. whether the issue was resolved
  - e. what the Tenants would like the LTB to order for the issue (the remedy requested).
6. The parties shall exchange all documents, pictures and other evidence they intend to rely on at the hearing by the deadlines set out below. The parties shall also provide the LTB a copy of their evidence.

**It is ordered that:**

1. The hearing is adjourned to a date to be scheduled by the LTB. The LTB will send the parties a Notice of Hearing for the next hearing date.
2. On or before February 1, 2024, the Tenants shall provide to the Landlord and file with the LTB their preferred address for service of documents.
3. On or before February 22, 2024, the Tenants shall provide the Landlord and file with the LTB a written description of each issue they intend to raise under section 82(1) of the Act.
4. On or before February 22, 2024, the parties shall provide to each other and file with the LTB a copy of all documents, pictures and other evidence they intend to rely on at the hearing.
5. On or before March 7, 2024, the parties shall provide to each other and file with the LTB a copy of all documents, pictures and other evidence they intend to rely on *as response evidence* at the hearing.

6. If a party does not comply with the deadlines for disclosure in paragraphs 2-5, the Member may refuse to accept the evidence or consider the issues not disclosed.
7. If parties want to make disclosure through the Tribunals Ontario Portal, they must sign and file the LTB's form called "Consent to Disclosure through Tribunals Ontario Portal" found on the LTB's website.
8. The parties shall come to the next hearing prepared to make submissions about the merits of the application and any section 82 issues disclosed by the Tenants.
9. I am not seized.

**January 25, 2024**  
**Date Issued**



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Kate Sinipostolova  
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.