

Order under Section 21.2 of the
Statutory Powers Procedure Act
and the **Residential Tenancies Act, 2006**

File Number: SOL-18837-20-RV

In the matter of: UPPER APARTMENT, 30 BALMORAL AVENUE
WELLAND ON L3B1S4

Between: Roman Telecki Landlord

and

Dylan Hill Tenants
Hailey Hampton Conrad

Review Order

Roman Telecki (the 'Landlord') applied for an order to terminate the tenancy and evict Dylan Hill and Hailey Hampton Conrad (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

This application was resolved by order SOL-18837-20 issued on October 12, 2021 following a hearing on June 22, 2021, dismissing the Landlord's application as abandoned.

The Landlord notified the Board that the hearing on June 22, 2021 had in fact been rescheduled following the Tenant's request to reschedule. This matter was put forward for review on the initiative of the Board, as the matter was mistakenly not removed from the June 22, 2021 hearing block.

The matter was heard de novo in Passcode: 914 1744 8646# on December 13, 2021.

Only the Landlord attended the hearing.

Determinations:

1. The Tenants have not paid the total rent they were required to pay for the period from August 1, 2017. Because of the arrears, the Landlord served a Notice of Termination.
2. At the hearing the Landlord' advised that the Tenants vacated the unit on July 31, 2021 and gave up possession on that date such that the Landlord no longer seeks an order for eviction but seeks an order for payment of arrears of rent.

It is ordered that:

1. The tenancy between the Landlord and the Tenants is terminated as of July 31, 2021.
2. The Tenants shall pay to the Landlord \$21,912.73, which represents the amount of rent owing up to July 31, 2021.
3. The Tenants shall also pay to the Landlord \$186.00 for the cost of fining the application.
4. If the Tenants do not pay the Landlord the full amount owing as set out in paragraphs 2 and 3 on or before January 3, 2022, the Tenants will start to owe interest. This will be simple interest calculated from January 4, 2022 at 2.00% annually on the balance outstanding.



December 21, 2021
Date Issued

Lynn Mitchell
Member, Landlord and Tenant Board

Southern-RO
119 King Street West, 6th Floor
Hamilton ON L8P4Y7

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