



Order under Section 77
Residential Tenancies Act, 2006

File Number: CEL-04338-21

In the matter of: GROUND LEVEL, 20 MORADO COURT
BRAMPTON ON L6S4H7

Between: Puthuva Varghese Landlord

and

Evelyn Cornish Tenant

On December 9, 2021, Puthuva Varghese (the 'Landlord') applied for an order to terminate the tenancy and evict Evelyn Cornish (the 'Tenant') because the Tenant entered into an agreement to terminate the tenancy.

Determinations:

1. The Landlord and the Tenant signed an agreement to terminate the tenancy as of February 1, 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 the Tenant is terminated. The Tenant must move out of the rental unit on or before February 1, 2022.
2. If the unit is not vacated on or before February 1, 2022, then starting February 2, 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 February 2, 2022.
4. The tenant has until January 21, 2022 to file a motion with the Board to set aside the order under s. 77(6) of the Act. If the tenant files the motion by January 21, 2022 the order will be stayed, and the Board will schedule a hearing.
5. In accordance with section 81 of the Act, the part of this order relating to the eviction expires on August 2, 2022 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.

2022 CanLII 49817 (ON LTB)



January 11, 2022
Date Issued

Daniel Berube
Member, Landlord and Tenant Board

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3 Robert Speck Pkwy, 5th Floor
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If you have any questions about this order, call 416-645-8080 or toll free at 1-888-332-3234.