



Tribunals Ontario

Landlord and Tenant Board

Order under Section 69 Residential Tenancies Act, 2006

File Number: TSL-20008-21

In the matter of: 2509, 2 VENA WAY
TORONTO ON M9M0G5

Between: Medallion Corporation

Landlord

and

Herman Tifuambu
Nora Eyen Acho

Tenants

Medallion Corporation (the 'Landlord') applied for an order to terminate the tenancy and evict Herman Tifuambu and Nora Eyen Acho (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

This application was heard by videoconference on July 7, 2021. Only the Landlord's Legal Representative, S. Korman, attended the hearing. As of 10:34 a.m., the Tenants were not present or represented at the hearing although properly served with notice of this hearing by the Board.

Determinations:

1. The Tenants have not paid the total rent the Tenants were required to pay for the period from November 1, 2020 to July 31, 2021. Because of the arrears, the Landlord served a Notice of Termination effective December 4, 2020.
2. The Tenants are in possession of the rental unit.
3. The lawful monthly rent is \$2,500.00.
4. The Tenants paid \$19,944.29 after the application was filed.
5. The only amount outstanding is the Landlord's cost of filing the application. As a result, the order will be limited to costs only and not eviction.

It is ordered that:

1. The Tenants shall pay to the Landlord \$200.21 for balance of the cost of filing the application.

2. If the Tenants do not pay the Landlord the full amount owing on or before July 31, 2021, 2021, the Tenants will start to owe interest. This will be simple interest calculated from August 1, 2021 at 2.00% annually on the balance outstanding.



July 21, 2021
Date Issued

Nicola Mulima
Member, Landlord and Tenant Board

Toronto South-RO
15 Grosvenor Street, 1st 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.

