



Order under Section 69
Residential Tenancies Act, 2006

File Number: CEL-98379-21

In the matter of: MAIN & 2ND FLOOR, 664 KAISER DRIVE
MISSISSAUGA ON L5W1T6

Between: Jagroop Mangat Landlords
Harshdeep Mangat

and

Abhinav Sharma Tenant

Jagroop Mangat and Harshdeep Mangat (the 'Landlords') applied for an order to terminate the tenancy and evict Abhinav Sharma (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard in Passcode: 930 1136 4636# on September 2, 2021. Only the Landlord's representative Jackie Struthers attended the hearing.

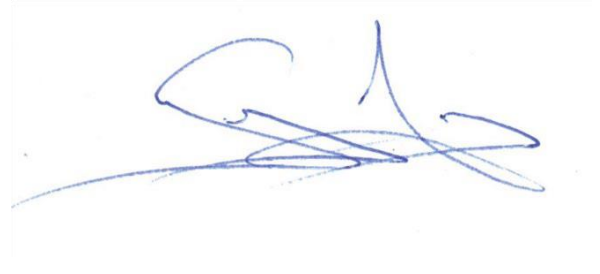
Determinations:

1. The Tenant has not paid the total rent the Tenant was required to pay for the period from May 1, 2020 to September 30, 2021. Because of the arrears, the Landlords served a Notice of Termination effective December 29, 2020.
2. The Landlords collected a rent deposit of \$2,650.00 from the Tenant and this deposit is still being held by the Landlords.
3. Interest on the rent deposit is owing to the Tenant for the period from February 24, 2020 to December 29, 2020.
4. The Tenant vacated the rental unit on January 31, 2021.

It is ordered that:

1. The tenancy between the Landlords and the Tenant is terminated as of January 31, 2021.
2. The Tenant shall pay to the Landlords \$3,752.03*, which represents the amount of rent owing and compensation up to January 31, 2021, less the rent deposit and interest the Landlords owe on the rent deposit.

3. The Tenant shall also pay to the Landlords \$201.00 for the cost of filing the application.
4. If the Tenant does not pay the Landlords the full amount owing* on or before September 15, 2021, the Tenant will start to owe interest. This will be simple interest calculated from September 16, 2021 at 2.00% annually on the balance outstanding.



Greg Joy
Member, Landlord and Tenant Board

September 7, 2021
Date Issued

Central-RO
3 Robert Speck Pkwy, 5th Floor
Mississauga ON L4Z2G5

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

* Refer to section A on the attached Summary of Calculations.

**Schedule 1
SUMMARY OF CALCULATIONS**

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A. Amount the Tenant must pay:

Reasons for amount owing	Period	Amount
Arrears: (up to the termination date in the Notice of Termination)	May 1, 2020 to December 29, 2020	\$3,576.58
Plus compensation: (from the day after the termination date in the Notice to the date the Tenant vacated the rental unit)	December 30, 2020 to January 31, 2021	\$2,874.96
Less the rent deposit:		-\$2,650.00
Less the interest owing on the rent deposit:	February 24, 2020 to December 29, 2020	-\$49.51
Amount owing to the Landlords on the order date: (total of previous boxes)		\$3,752.03
Additional costs the Tenant must pay to the Landlords:		\$201.00
Total the Tenant must pay the Landlords:		\$3,953.03

2021 CanLII 123837 (ON LTB)