

Order under Subsection 87(1)
Residential Tenancies Act, 2006

File Number: NOL-32188-18

In the matter of: 209, 626 AIRPORT ROAD
SAULT STE MARIE ON P6A5K6

Between: Dave Christie Landlord

and

Heli Mollari Tenants
Matti Mollari

Dave Christie (the 'Landlord') applied for an order requiring Heli Mollari and Matti Mollari (the 'Tenants') to pay the rent that the Tenant owes.

This application was heard in Sault Ste Marie on November 13, 2019.

Only the Landlord and the Landlord's legal representative, Matthew Shoemaker attended the hearing. As of 9:30 a.m. the Tenants were not present or represented at the hearing although properly served with the notice of this hearing by the Board.

Sharon Indrevold attended the hearing and represented many other tenants of the same mobile home park for similar applications. She stated she intended to act as agent for the Tenants in this matter however confirmed she did not have required written authorization to do so. Consequently, she did not act on their behalf.


Determinations:

1. The Tenants have not paid the total rent the Tenants were required to pay for the period from June 01, 2017 to November 01, 2020.
2. The Tenants vacated the rental unit on November 01, 2020. The Tenants were in possession of the rental unit on the date the application was filed.
3. The lawful monthly rent is \$400.00.
4. The total rent arrears owing to the Landlord up to the dated the Tenants gave the Landlord vacant possession is \$3487.00.

It is ordered that:

1. The tenancy is terminated as of November 01, 2020, the date the Tenants gave vacant possession of the rental unit to the Landlord.
2. On or before July 31, 2021 the Tenants shall pay the Landlord \$3677.00 representing rent arrears up to November 01, 2020 (\$3487.00) and filing fee (\$190.00).
3. In the event the Tenants default on the payments set out in paragraph 1 of this order the entire balance owing on the date of default shall immediately become due and payable and the Tenants will owe interest. This will be simple interest calculated from the date of default at 2.00% annually on the outstanding balance.

May 27, 2021
Date Issued



Troy Rossignol
Member, Landlord and Tenant Board

Northern-RO
199 Larch Street, Provincial Building, Suite 301
Sudbury ON P3E5P9

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