



Order under Section 69
Residential Tenancies Act, 2006

File Number: NOL-43076-21

In the matter of: 210, 631 MACDONALD AVENUE
SAULT STE. MARIE ON P6B6A7

Between: Skyline Living Landlord

and

Alicia McLean-Corbiere Tenants
Beboning Storm

Skyline Living (the 'Landlord') applied for an order to terminate the tenancy and evict Beboning Storm and Alicia McLean-Corbiere (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe. The Landlord also claimed administration charges related to NSF cheques.

This application was heard by videoconference on October 1, 2021. Only the Landlord's Agent, Kyleigh Maille, attended the hearing. As of 3:18 p.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 May 1, 2021 to October 31, 2021. Because of the arrears, the Landlord served a Notice of Termination effective June 30, 2021.
2. The Landlord incurred charges of \$40.00 for administration charges related to cheques tendered by or on behalf of the Tenants, which were returned NSF.
3. The Tenants vacated the rental unit on June 23, 2021. The Tenants were in possession of the rental unit on the date the application was filed.
4. The lawful monthly rent was \$1,275.51.
5. The Tenants have made no payments since the application was filed.
6. The Landlord collected a rent deposit of \$1,275.51 from the Tenants and this deposit is still being held by the Landlord.
7. Interest on the rent deposit is owing to the Tenants for the period from September 5, 2020 to June 30, 2021.

It is ordered that:

1. The tenancy is terminated as of June 23, 2021, the date the Tenants gave vacant possession of the rental unit to the Landlord.
2. The Tenants shall pay to the Landlord \$1,314.46*, which represents the amount of rent owing and compensation up to June 23, 2021 and the total charges related to NSF cheques tendered to the Landlord by or on behalf of the Tenants, less the rent deposit and interest the Landlord owes on the rent deposit.
3. The Tenants shall also pay to the Landlord \$186.00 for the cost of filing the application.
4. If the Tenants do not pay the Landlord the full amount owing* on or before October 25, 2021, the Tenants will start to owe interest. This will be simple interest calculated from October 26, 2021 at 2.00% annually on the balance outstanding.

October 14, 2021
Date Issued

Tavlin Kaur
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.

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

**Schedule 1
SUMMARY OF CALCULATIONS**

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A. Amount the Tenants must pay as the tenancy is terminated:

Reasons for amount owing	Period	Amount
Arrears: (up to the termination date in the Notice of Termination)	May 1, 2021 to June 30, 2021	\$2,551.02
Less the rent deposit:		-\$1,275.51
Less the interest owing on the rent deposit:	September 5, 2020 to June 30, 2021	-\$1.05
Administration charges related to NSF cheque charges:		\$40.00
Amount owing to the Landlord on the order date: (total of previous boxes)		\$1,314.46
Additional costs the Tenants must pay to the Landlord:		\$186.00
Total the Tenants must pay the Landlord as the tenancy is terminated:		\$1,500.46

2021 CanLII 142712 (ON LTB)