

**OFFICE OF RESIDENTIAL TENANCIES
SASKATCHEWAN**

File #218105

Citation: Mukherjee v Townsend & Anor., 2022 SKORT 932
Date: **4/4/2022**
Hearing Officer: Tyler J. Young
Judicial Centre: Saskatoon

BETWEEN:

Rahul Mukherjee

CLAIMANT/LANDLORD

- and -

Jessica Townsend and Blair Pittman

RESPONDENT/TENANT

Appearing:

Rahul Mukherjee
Jessica Townsend

NATURE OF APPLICATION AND ONUS:

[1] The Landlord seeks an Order for Possession under section 57 and 70 of *The Residential Tenancies Act, 2006* (the “Act”).

HEARING DETAILS:

[1] A hearing was held on March 31, 2022 at Saskatoon, Saskatchewan.

PARTICIPANTS:

[2] All parties appeared by telephone.

SERVICE OF DOCUMENTS:

[3] The Notice of Hearing was properly served.

ARGUMENTS, EVIDENCE AND FINDINGS:

[4] The rental unit is located at 111 Holland Road, Saskatoon, SK, CA S7H 4Z5.

[5] At the outset of the hearing, I canvassed the parties as to their positions. The Tenant acknowledged arrears. She indicated that she intended to move-out and asked for more time. She further indicated that she wanted to come to payment arrangements with the Landlord to pay-off

the debt.

[6] The Landlord was agreed to allowing the Tenant additional time, so as to move-out in an orderly manner. The parties agreed to end this tenancy at noon on April 15, 2022.

[7] The parties were agreed to an amount of \$6,241.52 in rent and utilities arrears: this amount includes rent to April 15, 2022 and utilities to March 9, 2022. Any claims arising subsequent to these dates are not determined by this agreement.

[8] As such, the parties consented for an order of possession effective at that time and a monetary award as provided above. I find that such an order is in the interests of justice and fairness.

[9] The parties were encouraged to complete an orderly walkthrough and the end of tenancy, to document the condition of the property to address possible claims, and also to comply with sections 32, 33 and 34 of the Act, specifically the Landlord should, if he wishes to claim against the security deposit, provide the Tenant with a Form 13/14, available on this office's website at saskatchewan.ca/ort, along with any other documentation that may be required respecting the above issues.

ORDER:

[10] Accordingly, I hereby Order pursuant to sections 57 and 70 of *The Residential Tenancies Act, 2006* that:

- i. The Landlord, Rahul Mukherjee, be given possession of the rental unit and that a Writ of Possession be issued directing the Sheriff at the Judicial Centre of Saskatoon to place the Landlord into possession of the rental unit at noon on April 15, 2022; and
- ii. The Tenant, Jessica Townsend and Blair Pittman, pay the Landlord, Rahul Mukherjee, the amount of \$6,241.52.

Dated at **Saskatoon, Saskatchewan** this **4th** day of **April, 2022**.

Tyler J. Young
Hearing Officer