



**Order under Section 69  
Residential Tenancies Act, 2006**

**Citation:** Singh v Clement, 2023 ONLTB 52010

**Date:** 2023-07-24

**File Number:** LTB-L-021262-23

**In the matter of:** N1706, 6 SONIC WAY  
NORTH YORK ON M3C0P1

**Between:** Gurpreet Singh  
Mandeep Singh

**And**

Dwight Clement

I hereby certify this is a  
true copy of an Order dated  
**JULY 24, 2023**  
Landlord and Tenant Board

Landlords

Tenant

Gurpreet Singh and Mandeep Singh (the 'Landlords') applied to the Landlord and Tenant Board (LTB) for an order to terminate the tenancy and evict Dwight Clement (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on July 6, 2023.

The Landlord Gurpreet Singh and the Tenant attended the hearing. The tenant met with Duty Counsel prior to the hearing.

At the hearing, the parties engaged in mediation with hearing officer D. Knight. As a result of the resolution discussion, the parties reached a settlement of all issues arising from the Application for the period up to the date of the hearing.

The parties before the LTB consented to the following order:

**Agreed Facts**

1. The parties agree that for the duration of the payment plan the Tenant shall pay rent on or before the 5<sup>th</sup> of each month.
2. The parties agree that should the Tenant make a lumpsum payment it shall go directly to the next monthly payment as opposed to crediting the end of the payment plan.

**It is ordered on consent that:**

1. The Tenant shall pay to the Landlords \$13,650.00 for arrears of rent up to July 31, 2023.
2. The Tenant shall pay to the Landlords the amount set out in paragraph 1 in accordance with the following schedule:

- a. \$1,950.00 on or before July 20, 2023.
  - b. \$975.00 on or before the 20<sup>th</sup> of each month beginning August 20, 2023, until July 20, 2024
3. The Tenant shall also pay \$186.00 to the Landlords for the cost of filing the application on or before July 7, 2023.
  4. The Tenant shall also pay to the Landlords new rent on time and in full as it comes due and owing (on or before the 5<sup>th</sup> of each month) for the period from August 5, 2023, to July 30, 2024, or until the arrears are paid in full, whichever date is earliest.
  5. If the Tenant fails to make any one of the payments in accordance with this order, the outstanding balance of any arrears of rent to be paid by the Tenant to the Landlords pursuant to paragraph 1 of this order shall become immediately due and owing and the Landlords may, without notice to the Tenant, apply to the LTB within 30 days of the Tenant's breach pursuant to section 78 of the Act for an order terminating the tenancy and evicting the Tenant and requiring that the Tenant pay any new arrears, NSF fees and related charges that became owing after July 31, 2023.
  6. If the Tenant fails to make any payments as set out in this order, the monies owing shall bear interest at the post judgement interest rate determined under subsection 207(7) of the *Residential Tenancies Act, 2006*.

**July 24, 2023**  
**Date Issued**

  
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Dillanique Knight  
Hearings Officer, Landlord and Tenant Board

15 Grosvenor Street, Ground 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.