

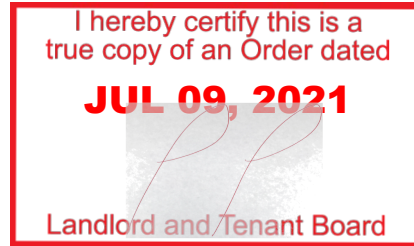


Order under Section 69  
**Residential Tenancies Act, 2006**

**File Number:** HOL-09269-21

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

**Between:** Gurpreet Singh  
Mandeep Singh



Landlords

**and**

Dwight Clement

Tenant

1. Gurpreet Singh and Mandeep Singh (the 'Landlords') applied 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.
2. This application was heard by video conference on June 28, 2021. The Tenant and Gurpreet Singh, Landlord, representing his brother, Mandeep Singh, Landlord, attended the hearing.
3. The Tenant spoke to Tenant Duty Counsel before the hearing.
4. The parties agree that the Tenant owes the Landlords \$11,286.00 for arrears and includes the \$186.00 filing fee to June 30, 2021. The lawful monthly rent is \$1,850.00 and is due before the fifth day of the month.
5. The parties participated in mediation and requested the following order on consent. I was satisfied the parties understood the consequence of this consent order.

**On consent of the parties, it is ordered that:**

1. The Tenant shall pay to the Landlords \$11,286.00, which represents the arrears of rent (\$11,100.00), and costs (\$186.00) outstanding for the period ending June 30, 2021.
2. The Landlords' application for eviction of the Tenant is denied on the condition that:
  - (a) The Tenant shall make the following payments to the Landlords in respect of the monies owing under paragraph 1 of this order:

<b>Date Payment Due</b>	<b>Amount of Payment</b>
July 15, 2021	\$1,128.60 (costs and arrears)

August 15, 2021	\$1,128.60 (arrears)
September 15, 2021	\$1,128.60 (arrears)
October 15, 2021	\$1,128.60 (arrears)
November 15, 2021	\$1,128.60 (arrears)
December 15, 2021	\$1,128.60 (arrears)
January 15, 2022	\$1,128.60 (arrears)
February 15, 2022	\$1,128.60 (arrears)
March 15, 2022	\$1,128.60 (arrears)
April 15, 2022	\$1,128.60 (arrears)

(b) The Tenant shall also pay the Landlords the rent for the months of July, 2021 up to and including April 15, 2022 in full, on or before the **fifth** day of each corresponding month.

3. If the Tenant fails to make any of the payments in accordance with paragraph 2, and by the dates required, then:

(a) The Landlords may apply under section 78 of the *Residential Tenancies Act, 2006* (the 'Act') for an order terminating the tenancy and evicting the Tenant, and for the payment of any new arrears of rent and NSF charges not already ordered under paragraph 1 of this order. The Landlords must make the application within 30 days of a breach of a condition set out in paragraph 2 of this order.

(b) The balance owing under paragraph 1 of this order shall become payable on the day following the date of default. The monies owing shall bear interest at the post-judgment interest rate determined under subsection 207(7) of the Act.

**July 9, 2021**  
**Date Issued**



Laura Rossiter  
Hearing Officer, Landlord and Tenant Board

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