



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

Citation: Minto Apartment Limited Partnership v Mansour, 2023 ONLTB 25987

Date: 2023-03-15

File Number: LTB-L-025805-22

In the matter of: 206, 1000 CASTLE HILL CRES OTTAWA
ON K2C3L7

Between: Minto Apartment Limited Partnership Landlord

And

Khalil Mansour Tenant

Minto Apartment Limited Partnership (the 'Landlord') applied for an order requiring Khalil Mansour (the 'Tenant') to pay the rent that the Tenant owes.

This application was heard by videoconference on January 16, 2023.

Only the Landlord's Legal Representative attended the hearing.

As of 11:05 a.m., the Tenant was not present or represented at the hearing although properly served with notice of this hearing by the LTB. There was no record of a request to adjourn the hearing. As a result, the hearing proceeded with only the Landlord's evidence.

Determinations:

1. The Tenant vacated the rental unit on July 7, 2022. The Tenant was in possession of the rental unit on the date the application was filed.
2. The Tenant did not pay the total rent they were required to pay for the period from December 1, 2021 to January 31, 2023.
3. The lawful rent is \$1,473.08.
4. The Tenant has not made any payments since the application was filed.
5. The tenancy ended on July 7, 2022 as a result of the Tenant moving out in accordance with a notice of termination, LTB order or agreement to terminate the tenancy. Therefore, the Tenant's obligation to pay rent also ended on that date.
6. The rent arrears and daily compensation owing to July 7, 2022 are \$9,198.73.

7. The Landlord collected a rent deposit of \$1,455.00 from the Tenant and this deposit is still being held by the Landlord. The rent deposit is applied to the arrears of rent because the tenancy is terminated.

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8. The Landlord incurred costs of \$186.00 for filing the application and is entitled to reimbursement of those costs.

It is ordered that:

1. The Tenant shall pay to the Landlord \$7,929.73. This amount includes rent arrears owing up to July 7, 2022 and the cost of the application minus the rent deposit.
2. If the Tenant does not pay the Landlord the full amount owing on or before March 26, 2023, the Tenant will start to owe interest. This will be simple interest calculated from March 27, 2023 at 5.00% annually on the balance outstanding.

March 15, 2023

Date Issued

Elle Venhola

Member, 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.

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