



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

**Citation:** Iaski v Milner, 2023 ONLTB 25752

**Date:** 2023-03-14

**File Number:** LTB-L-047023-22

**In the matter of:** 15 SANDHILL CRANE DR  
WASAGA BEACH ON L9Z0J5

**Between:** Iafim Iaski Landlord  
Riva Iaski

**And**

Jeremy Milner Tenant  
Jennifer Milner

Iafim Iaski and Riva Iaski (the 'Landlord') applied for an order to terminate the tenancy and evict Jeremy Milner and Jennifer Milner (the 'Tenant') because:

- the Landlord in good faith requires possession of the rental unit for the purpose of residential occupation for at least one year.

The Landlord also claimed compensation for each day the Tenant remained in the unit after the termination date.

This application was heard by videoconference on March 7, 2023.

The Landlord, Iafim Iaski, the Landlord's Legal Representative, Sam Ursino, and the Tenant, Jennifer Milner, attended the hearing. The Tenant confirmed she has the authority to speak on behalf of Jeremy Milner. The Tenant spoke to Tenant Duty Counsel prior to the hearing.

The parties mutually agreed to resolve all matters at issue in the application and requested an order on consent. I was satisfied that the parties understood the consequences of the joint submission.

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

1. The tenancy between the Landlords and the Tenants is terminated. The Tenants must move out of the rental unit on or before May 31, 2023.

2. If the unit is not vacated on or before May 31, 2023, then starting June 1, 2023, the Landlord may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.
3. Upon receipt of this order, the Court Enforcement Office (Sheriff) is directed to give vacant possession of the unit to the Landlord on or after June 1, 2023.

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**March 14, 2023**

**Date Issued**

15 Grosvenor Street, Ground Floor,  
Toronto ON M7A 2G6

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**Susan Priest**

Member, Landlord and Tenant Board

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

In accordance with section 81 of the Act, the part of this order relating to the eviction of the Tenant expires on December 1, 2023 if the order has not been filed on or before this date with the Court Enforcement Office (Sheriff) that has territorial jurisdiction where the rental unit is located.

