



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-081906-25

In the matter of: 3603, 1080 BAY ST
TORONTO ON M5S0A5

Between: Yuan Ping Huang Landlord

And

Colt Manson Tenant

Yuan Ping Huang (the 'Landlord') applied for an order to terminate the tenancy and evict Colt Manson (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 January 19, 2026.

The Landlord and the Tenant attended the hearing. Desislava Yordanova appeared as the Landlord's legal representative.

Through mediation, the parties agreed to the following order on consent. I was satisfied that the parties understood and agreed to the terms below.

On consent of the parties, it is ordered that:

1. The tenancy shall terminate effective April 14, 2026.
2. The last month's rent deposit shall be applied to rent for the period March 15, 2026 to April 14, 2026.
3. If the unit is not vacated on or before April 14, 2026, then starting April 15, 2026, the Landlord may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.
4. 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 April 15, 2026
5. The Landlord has paid the Tenant one month's rent in compensation as per the statutory requirement.
6. The Landlord waives the \$186.00 application filing fee.

January 28, 2026
Date Issued

Andrew Rowell
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.

In accordance with section 81 of the Act, the part of this order relating to the eviction expires on October 15, 2026 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