



**Order under Subsection 74(2)
Residential Tenancies Act, 2006**

File Number: LTB-L-094105-25

In the matter of: 308, 50 ADELAIDE AVE E
OSHAWA ON L1G1Y9

Between: SKPM Rents 17 Landlord

And

Douglas West Tenant

SKPM Rents 17 (the 'Landlord') applied for an order to terminate the tenancy and evict Douglas West (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on January 27, 2026.

The Landlord's Legal Representative, Sylwia McArthur, and the Tenant attended the hearing.

1. The parties initially disputed the amount of arrears owing at the hearing. The Tenant testified that they made an additional payment to the Landlord on January 15, 2026 to clear the outstanding balance. The Landlord's Legal Representative then consulted with her client and confirmed that prior to the hearing the Tenant paid all the rent that was in arrears and all additional rent that would have been due under the tenancy agreement for the period ending January 31, 2026, and the filing fee.
2. The Landlord's application for an order terminating the tenancy and evicting the Tenant based upon arrears of rent is therefore discontinued.

February 4, 2026
Date Issued

Fotoula Hatzantonis
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.