



ORDER ISSUED ON CONSENT
Order under Section 69
Residential Tenancies Act, 2006

File Number: LTB-L-094799-25

In the matter of: 223 CELINA ST
OSHAWA ON L1H4N7

Between: Dong Mei Yan Landlord

And

Marisa Conforti Tenant
Adrian Laschuk

Dong Mei Yan (the 'Landlord') applied for an order to terminate the tenancy and evict Marisa Conforti and Adrian Laschuk (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on February 2, 2026.

The Landlord and the Tenant M. Conforti attended the hearing.

The Parties have 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.

The parties before the LTB consented to the following order:

It is ordered on consent that:

1. The Tenant shall pay to the Landlord \$386.00 for arrears of rent up to January 31, 2026, and costs.
2. The parties agree that the Tenant shall deduct \$150.00 of the outstanding arrears balance for snow removal for the month of February 2026.
3. The parties agree that after the Tenant deducts \$150.00 for snow removal, the outstanding arrears balance is now \$236.00.
4. The Tenant shall pay to the Landlord \$236.00, on or before February 20, 2026.
5. If the Tenant does not pay the Landlord the full amount owing \$236.00, on or before February 20, 2026, the Tenant will start to owe interest. This will be simple interest calculated from February 21, 2026 at 4.00% annually on the balance outstanding.

February 6, 2026

Date Issued

Anthony Bruno

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.