



Order under Section 31 Residential Tenancies Act, 2006

File Number: LTB-T-070295-25

In the matter of: Basement, 7985 HAWTHORNE DR
WINDSOR ON N8R2J9

Between: Daven Roberts Tenant

And

Jashanpreet Singh Landlord

Daven Roberts (the 'Tenant') applied for an order determining that Jashanpreet Singh (the 'Landlord'):

- entered the rental unit illegally.
- altered the locking system on a door giving entry to the rental unit or residential complex without giving the Tenant replacement keys.
- substantially interfered with the reasonable enjoyment of the rental unit or residential complex by the Tenant or by a member of their household.
- harassed, obstructed, coerced, threatened or interfered with the Tenant.

This application was heard by videoconference on February 5, 2026. The Tenant and the Landlord attended 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 it is ordered that:

1. The Landlord shall pay the Tenant a rent abatement in the amount of \$1,500.00.
2. The Landlord shall pay the Tenant the full amount owing by February 27, 2026.
3. If the Landlord does not pay the Tenant the full amount owing by February 27, 2026, the Landlord will owe interest. This will be simple interest calculated from February 28, 2026 at 4.00% annually on the balance outstanding.

February 11, 2026
Date Issued

Fabio Quattrociocchi
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.