



**Order under Section 31
Residential Tenancies Act, 2006**

File Number: LTB-T-042012-25

In the matter of: Unit B, 191 GLEBEHOLME BLVD
TORONTO ON M4J1S8

Between: Georgina Alexandris Tenant

And

Andreas Kalantzis Landlord

Georgina Alexandris (the 'Tenant') applied for an order determining that Andreas Kalantzis (the 'Landlord'):

- 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 Adjudicative Case Conference (ACC) on February 11, 2026.

The Tenant's Legal Representative, Taff Butters, the Landlord's Legal Representative, Peter Swales, and the Landlord attended the ACC.

At the hearing, the parties consented to the following order.

The parties agree that:

1. The lawful rent is \$1,800.00. The Landlord shall pay to the Tenant \$300.00 which shall be applied by deducting that amount from the lawful rent that is due on March 1, 2026. Therefore, the rent for the month of March 2026 will be \$1,500.00.

It is ordered on consent that:

1. The Tenant shall pay to the Landlord \$1,500.00 for the rent that is due on March 1, 2026.
2. This is a full and final settlement of all the issues in the application up to the date of the ACC.

February 17, 2026
Date Issued

Paula West Oreskovich
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.