



**Order under Section 69
Residential Tenancies Act, 2006**

File Number: LTB-L-088005-25

In the matter of: 487 ROEHAMPTON AVE
TORONTO ON M4P1S3

Between: TARANEH SALOUR Landlord

And

ALISON LIPTON Tenant

TARANEH SALOUR (the 'Landlord') applied for an order to terminate the tenancy and evict ALISON LIPTON (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.

The application was scheduled to be heard on February 10, 2026, by video conference, at which the parties decided to participate in Board facilitated mediation with the assistance of Dispute Resolution Officer/Hearings Officer, Christine Leitch.

The Landlord's Representative, Damian Cordaie, the Landlord, supported by Sepi Behrouzi, and the Tenant were present.

As a result of the mediation the parties mutually agreed to resolve all matters at issue in the application and requested an order on consent and I am satisfied that the parties understand the consequences of their consent.

The parties agreed to the following:

1. The Tenant was in possession of the rental unit on the date the application was filed.
2. The Landlord has compensated the Tenant an amount equal to one month's rent by January 8, 2026.
3. The Tenant agrees to pay the regular rent until the end of the tenancy.
4. There is no last month's rent deposit.

5. The parties agreed to the termination date set out in the order below.

It is ordered on consent that:

1. The tenancy between the Landlord and the Tenant is terminated. The Tenant must move out of the rental unit on or before May 8, 2026.
2. If the unit is not vacated on or before May 8, 2026, then starting May 9, 2026, the Landlord may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.
3. 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 May 9, 2026.

February 18, 2026
Date Issued

Christine Leitch
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 of the Tenant expires on November 9, 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.