



Order under Sections 30 and 31 Residential Tenancies Act, 2006

File Number: LTB-T-058782-25

In the matter of: 1903, 24 HANOVER RD
BRAMPTON ON L6S5K8

Between: Farah Mapara Tenant

And

George Edwards Landlord

Farah Mapara (the 'Tenant') applied for an order determining that George Edwards (the 'Landlord'):

- harassed, obstructed, coerced, threatened or interfered with the Tenant,¹
- failed to meet the Landlord's maintenance obligations under the *Residential Tenancies Act, 2006*, or failed to comply with health, safety, housing or maintenance standards.²

An Adjudicative Case Conference ('ACC') was held by videoconference on February 19, 2026.

The Tenant, the Tenant's Legal Representative, Joseph Kazubek, the Landlord, and the Landlord's Legal Representative, Roman Andrzejewski, attended the ACC.

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

Agreed Facts:

1. The Tenant and the Landlord agree that at the time of the ACC and pursuant to the order LTB-L-035894-25, issued on October 21, 2025, the Tenant owed the Landlord the total amount of \$32,988.69, for arrears of rent up to October 31, 2025, and costs.
2. The Tenant and the Landlord agree that during the ACC, the Tenant received a copy of the requested rent receipts.

It is ordered on consent that:

1. The Landlord shall pay the Tenant the total amount of \$5,000.00.

¹ Section 31 of the *Residential Tenancies Act, 2006*.

² Section 30 of the *Residential Tenancies Act, 2006*.

2. The Tenant and the Landlord agree that the Tenant shall recover this amount by deducting \$5,000.00 from the total outstanding amount owed by the Tenant to the Landlord, in accordance with the order LTB-L-035894-25, issued on October 21, 2025.
3. It is therefore understood between the Tenant and the Landlord that, as of February 19, 2026, the total outstanding amount remaining to be paid by the Tenant to the Landlord, in accordance with the order LTB-L-035894-25, issued on October 21, 2025, is \$27,988.69.

February 23, 2026

Date Issued

Alexandre Traboulsi

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.