



**Order under Section 87(1)
Residential Tenancies Act, 2006**

File Number: LTB-L-081872-25

In the matter of: 236 BOWMAN ST
HAMILTON ON L8S2V2

Between: Sandeep Kumar Landlord

And

Jay Calefato Tenant

Sandeep Kumar (the 'Landlord') applied for an order requiring Jay Calefato (the 'Tenant') to pay the rent that the Tenant owes.

This application was heard by videoconference on January 5, 2026.

The Landlord and the Tenant attended the hearing.

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

It is ordered on consent that:

1. The Tenant shall pay to the Landlord the amount of \$10,106.00, representing arrears of rent to January 31, 2026 and costs.
2. The Tenant shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:
 - a) \$400.00 each month from January 15, 2026 to December 15, 2027, on or before the 15th day of each corresponding month; and
 - b) \$506.00 on or before January 15, 2028.
3. If the Tenant fails to make any one of the payments in accordance with this order, the outstanding balance of any arrears of rent and costs to be paid by the Tenant to the

Landlord pursuant to paragraph 1 of this order shall become immediately due and owing.

February 26, 2026

Date Issued

Christina Philp

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.