



**Order under Section 30
Residential Tenancies Act, 2006**

File Number: LTB-T-061682-25

In the matter of: 4, 35 Main Street
Brighton ON K0K1H0

Between: Desirae Stewart Tenant

And

Gamal Gerges Landlord

Desirae Stewart (the 'Tenant') applied for an order determining that Gamal Gerges (the 'Landlord') failed to meet the Landlord's maintenance obligations under the *Residential Tenancies Act, 2006* (the 'Act') or failed to comply with health, safety, housing or maintenance standards.

This application was heard by videoconference on February 24, 2026.

The Tenant and the Landlord and the Landlord's Legal Representative Daria Berezowska attended the hearing.

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

It is ordered on consent that:

1. The Landlord shall pay to the Tenant \$96.00 on or before March 7, 2026.
2. If the Landlord does not pay the Tenant the full amount owing on or before March 7, 2026, the Landlord will start to owe interest. This will be simple interest calculated from March 8, 2026, at 4.00% annually on the balance outstanding.
3. This resolves all issues between the parties with respect to the tenancy up to February 24, 2026.

March 2, 2026
Date Issued

Reid Jackson

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.