



**Order under Section 78(11)
Residential Tenancies Act, 2006**

File Number: LTB-L-088582-25-SA

In the matter of: 703, 10 YORKWOODS GATE
NORTH YORK ON M3N1J9

Between: 10 YORKWOODS GATE LTD.

Landlord

And

Teny Persaud
Khrishna Baraj
Alyssa Persaud

Tenants

10 YORKWOODS GATE LTD. (the 'Landlord') applied for an order to terminate the tenancy and evict Teny Persaud, Khrishna Baraj and Alyssa Persaud (the 'Tenants') because the Tenants did not meet a condition specified in the order issued by the LTB on May 8, 2025 with respect to application LTB-L-106307-24.

The Landlord's application was resolved by order LTB-L-088582-25, issued on October 29, 2025. This order was issued without a hearing being held.

The Tenants filed a motion to set aside order LTB-L-088582-25.ernandez, and the Tenant Alyssa Persaud, attended the hearing.

The Landlord consents to the Tenant's motion to set aside. At the hearing the parties consented to the following order.

On consent it is ordered that:

1. The motion to set aside Order LTB-L-088582-25, issued on October 29, 2025, is granted.
2. Order LTB-L-088582-25, issued on October 29, 2025, is set aside and cannot be enforced.
3. Order LTB-L-088582-25 is cancelled and replaced with the following:
4. The Tenants shall pay to the Landlord the lawful rent in full and on time for each consecutive month commencing April 2026 and continuing through March 2027.
5. In the event the Tenants fail to make the above said payments in full and on time, the entire balance of the amount set out in this Order will become due and payable forthwith under this Order. The Landlord shall be entitled to apply to the Board, no later than 30

days after a breach of this Order, without notice to the Tenants, for an Order terminating the tenancy and evicting the Tenants, pursuant to Section 78 of the Residential Tenancies Act, 2006.

March 16, 2026

Date Issued

Greg Joy

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.