



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-004728-26

In the matter of: 728 RENNIE ST
HAMILTON ON L8H3R2

Between: Muslim Association Of Hamilton Landlord

And

MUHAMMAD ADIL Tenant

Muslim Association Of Hamilton (the 'Landlord') applied to the Landlord and Tenant Board ('LTB') for an order to terminate the tenancy and evict MUHAMMAD ADIL (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

The application was scheduled to be heard by video conference on March 9, 2026. Javed Mian and Mahmood Ali, agents of the Landlord, attended on behalf of the Landlord. The Tenant attended and was self-represented.

The parties elected to participate in LTB facilitated mediation with the assistance of Joanne Lolato, a Dispute Resolution Officer and Hearing Officer, with the Landlord and Tenant Board.

The parties agreed to resolve all the issues in the application and further agreed to the LTB issuing an Order on consent confirming their agreement. I, as Dispute Resolution Officer and Hearing Officer, am satisfied that the parties understood the terms of their consent as set out in the Order below.

The parties agreed that:

- a. The lawful monthly rent is \$2,150.00. It is due on the 15th of each month.
- b. The parties have a discrepancy in the amount outstanding. The Landlord states the amount owing to March 14, 2026, is \$8,600.00, and the Tenant believes the amount owing to March 14, 2026, is \$6,450.00. This is a difference of one month rent.
- c. The Tenant shall pay the Landlord the \$186.00 application filing fee (costs).
- d. The parties have agreed they will work together to verify the exact amount outstanding.
- e. If the Tenant cannot show proof of payment for an amount equalling \$2,150.00 that he has not yet been given credit for, then the Tenant shall pay the Landlord the amount of arrears of \$8,600.00.
- f. The Tenant shall pay the Landlord the \$186.00 application filing

It is ordered on consent that:

1. The Tenant shall pay to the Landlord \$8,786.00. This amount represents \$8,600.00 for arrears of rent up to March 14, 2026, and the \$186.00 application filing fee (costs).

2. The Tenant shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:

Date of Payment	Payment Amount
March 20, 2026	\$350.00
April 20, 2026	\$350.00
May 20, 2026	\$8,086.00 (if the Tenant provides proof of payment(s) to the Landlord equalling \$2,150.00 that has not yet been credited to the Tenant then the amount to be paid is \$6,636.00)

3. The Tenant shall also pay to the Landlord the lawful monthly rent on or before the 15th day but no later than the 20th day of each month starting March 2026 through to and including May 2026, or until the arrears are paid in full, whichever date is earliest.
4. If the Tenant fails to make any 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 and the Landlord may, without notice to the Tenant, apply to the LTB within 30 days of the Tenant's breach pursuant to section 78 of the Act for an order terminating the tenancy and evicting the Tenant and requiring that the Tenant pay any new arrears, NSF fees and related charges that became owing after March 31, 2026.

March 19, 2026
Date Issued

 Joanne Lolato
 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.