



**Order under Section 69
Residential Tenancies Act, 2006**

File Number: LTB-L-108659-25

In the matter of: 308, 4460 TUCANA CRT
MISSISSAUGA ON L5R3K9

Between: Milica Banovic Landlord

And

Alexander Sarantakos Tenant

Milica Banovic (the 'Landlord') applied for an order to terminate the tenancy and evict Alexander Sarantakos (the 'Tenant') because:

- the Landlord in good faith requires possession of the rental unit for the purpose of residential occupation for at least one year.

This application was scheduled to be heard by videoconference on March 17, 2026.

The Landlord attended with the Landlord Supports, Drago Banovic and Sue Bezjak. The Tenant was present.

The parties mutually agreed to resolve all the issues in the application and requested an order on consent confirming their agreement. I am satisfied that the parties understood the terms and consequences of their consent as set out in the order below.

The Parties agree that:

1. The lawful rent is \$1,888.00. It is due on the 15th day of each month.
2. The Landlord has not compensated the Tenant an amount equal to one month's rent. The Landlord will compensate the Tenant by March 18, 2026.
3. The Landlord will also pay the Tenant \$1,812.00 additional compensation.
4. The Landlord collected a rent deposit of \$1,400.00 from the Tenant, and this deposit is still being held by the Landlord. Interest on the rent deposit, in the amount of \$304.04, is owing to the Tenant for the period from March 15, 2024, to March 17, 2026.
5. The amount of the rent deposit and interest on the rent deposit is applied to the last rental period, March 15, 2026, to April 14, 2026.

6. The Landlord waives the remaining balance of \$183.96 to complete the rent for the last month.

It is ordered on consent that:

1. The tenancy between the Landlord and the Tenant is terminated. The Tenant must move out of the rental unit on or before April 14, 2026.
2. If the unit is not vacated on or before April 14, 2026, then starting April 15, 2026, the Landlord may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.
3. Upon receipt of this order, the Court Enforcement Office (Sheriff) is directed to give vacant possession of the unit to the Landlord on or after April 15, 2026.
4. The Landlord shall pay the Tenant \$1,812.00 on or before April 14, 2026.
5. If the Landlord does not pay the Tenant the full amount in accordance with paragraph 4 of this order, the Landlord will start to owe interest. This will be simple interest calculated from April 15, 2026, at 4.00% annually on the balance outstanding.

March 27, 2026
Date Issued

Eno Ubia
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.

In accordance with section 81 of the Act, the part of this order relating to the eviction of the Tenant expires on October 15, 2026 if the order has not been filed on or before this date with the Court Enforcement Office (Sheriff) that has territorial jurisdiction where the rental unit is located.