



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

File Number: LTB-T-083655-25

In the matter of: 602, 199 ROEHAMPTON AVE
TORONTO ON M4P1R5

Between: Hector Carreon

Tenant

And

Crestview Investment Corporation c/o
Lawrence Construction Co. Limited

Landlord

Hector Carreon (the 'Tenant') applied for an order determining that Crestview Investment Corporation c/o Lawrence Construction Co. Limited (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 April 2, 2026. The Landlord's legal representative Jeff Shabes, the Landlord's agents Alon Gray and Jana Aomisar, the Landlord, and the Tenant attended the hearing.

The parties consented to the following order. I was satisfied that the parties understood the terms and consequences of their consent.

It is ordered on consent that:

1. The Landlord shall pay to the Tenant by e-transfer, the sum of \$2,300.00, on or before April 17, 2026.
2. If the Landlord does not pay the Tenant the full amount owing by April 17, 2026, the Landlord will owe interest. This will be simple interest calculated from April 18, 2026, at 4.00% annually on the balance outstanding.
3. The Tenant vacated the rental unit on February 28, 2026. This order resolves all issues between the parties in relation to the tenancy.

April 15, 2026
Date Issued

Kyle McGraw
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.