



**Order under Section 57
Residential Tenancies Act, 2006**

File Number: LTB-T-066045-25

In the matter of: 307, 1001 Cedarglen Gate
Mississauga ON L5C4R2

Between: Macarena Gallego Tenant

And

Swinay Sahni Landlord

Macarena Gallego (the 'Tenant') applied for an order determining that Swinay Sahni (the 'Landlord') gave a notice of termination in bad faith.

The application was scheduled to be heard by video conference on April 8, 2026. The Landlord attended and was represented by Kathleen Lovett. The Tenant was also present. Prior to the hearing, the parties elected to participate in LTB facilitated mediation with the assistance of Helen Giannini, a Dispute Resolution Officer and Hearing Officer, with the Landlord and Tenant Board. As a result of the resolution discussion, the parties mutually agreed to resolve all matters at issue in the application and requested an order on consent. I was satisfied that the parties understood the terms and consequences of their consent.

The Parties agreed:

- a. The Tenant applied for an order determining that the Landlord gave a notice of termination in bad faith.
- b. The Tenant vacated the rental unit on January 31, 2025.
- c. The Landlord agrees to pay the Tenant \$2,649.92 to resolve the application.
- d. The Landlord will provide payment to the Tenant on or before April 10, 2026, by e-transfer to mac.gallego23@gmail.com.
- e. The Consent Order resolves all matters raised in the application and all matters arising from the Tenancy

It is ordered on consent that:

1. The Landlord shall pay the Tenant \$2,649.92 to resolve the application.
2. The Landlord shall pay the Tenant the full amount on or before April 10, 2026.

3. The Tenant has the right, at any time, to collect the full amount owing or any balance outstanding under this order.

April 15, 2026
Date Issued

Helen Giannini
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.