



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

File Number: LTB-L-007958-26

In the matter of: 708, 1651 Victoria Park
Scarborough ON M1R 1P9

Between: DANAM LIMITED

APR 16, 2026

Landlord

And

ARABI SULEIMAN SEID
SARA MUSTAFA MAHMOUD

Tenant

DANAM LIMITED (the 'Landlord') applied for an order to terminate the tenancy and evict ARABI SULEIMAN SEID and SARA MUSTAFA MAHMOUD (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on April 7, 2026.

The Landlord's Agent, Mohammad Sabir and the Tenants, Arabi Suleiman Seid and Sara Mustafa Mahmoud attended the hearing. The parties agreed to participate in mediation. 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 the parties understood the terms and consequences of their consent.

Agreed Facts:

1. The parties agreed Meriem Suleman Seid is removed as a party to the application.

It is ordered on consent that:

1. The Tenant shall pay to the Landlord \$1,967.00 for arrears of rent up to April 30, 2026, and this includes the Landlord's filing fee.
2. The Tenant shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule: On or before April 20, 2026, \$1,967.00.
3. If the Tenant fails to make any one 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 April 30, 2026.

4. The application is amended and Meriem Suleman Seid is removed as a party to the application.

April 16, 2026

Date Issued

Tanya Speedie

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.