



**Order under Section 135
Residential Tenancies Act, 2006**

File Number: LTB-T-108306-25

In the matter of: 209, 2051 Prospect Street
Burlington ON L7R1Z2

Between: Karleece Lapointe
Madhav Nanda Kumar Tenants

And

Benstar (No. 3) Limited Partnership Landlord

Karleece Lapointe and Madhav Nanda Kumar (the 'Tenants') applied for an order determining that Benstar (No. 3) Limited Partnership (the 'Landlord') collected or retained money illegally.

This application was heard by videoconference on April 22, 2026. The Tenants and the Landlord's representative Sean D. Beard attended the hearing.

At the hearing, the parties consented to the following order. I was satisfied that the parties understood the consequences of their consent and proceeded to issue an order based on the agreed upon terms. On consent of the parties the originally named respondent Vaele Raluca is removed as a party to the application.

It is ordered on consent that:

1. On or before May 8, 2026 the Landlord shall pay to the Tenants \$4,864.59.
2. If the Landlord does not pay the Tenants the full amount owing by May 8, 2026, the Landlord will owe interest. This will be simple interest calculated from May 9, 2026 at 4.00% annually on the balance outstanding.

April 29, 2026
Date Issued

Madeline Ntoukas
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.