



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

File Number: LTB-T-102639-25

In the matter of: Basement, 50 Newhouse Boulevard
Caledon ON L7C2C7

Between: Mohammad Yusuf Tenant
Denyse Monteiro

And

Rupinder Kaur Landlord

Mohammad Yusuf and Denyse Monteiro (the 'Tenant') applied for an order determining that Rupinder Kaur (the 'Landlord') collected or retained money illegally.

The application was scheduled to be heard on April 16, 2026, by video conference, at which the parties decided to participate in Board facilitated mediation with the assistance of Dispute Resolution Officer/Hearings Officer, Michelle Forrester.

The Landlord and the Tenant were present.

As a result of the mediation the parties mutually agreed to resolve all matters at issue in the application and requested an order on consent and I am satisfied that the parties understand the consequences of their consent.

Agreed facts:

1. The Tenants vacated the unit on May 31, 2025.

On consent of the parties, it is ordered that:

1. The total amount the Landlord shall pay the Tenant is \$300.00. This amount represents:
 - \$300.00 for a key deposit.
2. The Landlord shall pay the Tenant the full amount owing by June 20, 2026 by way of email money transfer to denyse.monteiro@gmail.com.

3. If the Landlord does not pay the Tenant the full amount owing by June 20, 2026, the Landlord will owe interest. This will be simple interest calculated from June 21, 2026 at 4.00% annually on the balance outstanding.
4. The Tenants have the right, at any time, to collect the full amount owing or any balance outstanding under this order.

May 1, 2026
Date Issued

Michelle Forrester
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.