



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-024652-25

In the matter of: Unit #2, 556 SHERIN DR
OAKVILLE ON L6L4J8

Between: Rajani Singineedi Landlord

And

Marlise Nabil Fawzy Yassa Tenant

Rajani Singineedi (the 'Landlord') applied for an order to terminate the tenancy and evict Marlise Nabil Fawzy Yassa (the 'Tenant') because:

- the Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex has substantially interfered with the reasonable enjoyment or lawful right, privilege or interest of the Landlord or another tenant

The Landlord also claimed compensation for each day the Tenant remained in the unit after the termination date.

This application was scheduled to be heard by videoconference on April 23, 2026.

The parties reached a proposed resolution agreement and/or requested mediation services and informed the Board through the Online Dispute Resolution (ODR) Portal.

This application was mediated by videoconference on April 21, 2026 by a Dispute Resolution Officer with the Landlord and Tenant Board.

The Landlord, the Landlord's Representative, Brenda Guardado, and the Tenant participated in mediation and agreed to an Order on Consent in full and final satisfaction of the application, and in so doing, understand that their legal rights to a hearing on the merits of the matter have been waived.

I was satisfied that the terms of this agreement are consistent with the *Residential Tenancies Act, 2006* and that the parties have provided their informed, independent, and voluntary consent.

The parties before the LTB consented to the following order:

It is agreed that:

1. The Tenant has paid \$186.00 to the Landlord for reimbursement of the application filing fee.

It is ordered on consent that:

1. The tenancy between the Landlord and the Tenant continues if the Tenant meets the conditions set out below.
2. Starting immediately and for the 1-year period to March 1, 2027, the Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex shall not substantially interfere with the reasonable enjoyment or lawful right, privilege or interest of the Landlord or another tenant, and specifically:
 - shall leash and supervise their dog at all times while using the backyard at the residential complex;
 - shall immediately pick up after and properly dispose of their dog's waste at the residential complex;
 - shall properly dispose of all garbage, compost and/or recycling materials, in the bins, as labeled, and as provided at the residential complex;
 - shall communicate respectfully with the Tenants in Unit #1;
 - shall not harass nor engage in negative communications with the Tenants in Unit #1 and instead, and as appropriate, will contact the Landlord by e-mail with any dispute resolution requests, concerns and/or complaints for the Landlord's review and attention, and the contact coordinates have been provided for this purpose.
 - shall not utter accusations against the Landlord or other tenants and shall communicate respectfully with the Landlord.
3. If the Tenant fails to comply with the conditions set out in paragraph 2 of this order, the Landlord may apply under section 78 of the *Residential Tenancies Act, 2006* (the 'Act') for an order terminating the tenancy and evicting the Tenant. The Landlord must make the application within 30 days of a breach of a condition. This application is made to the LTB without notice to the Tenant.

April 27, 2026
Date Issued

Janice Campbell
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.