



**Order under Section 30
Residential Tenancies Act, 2006**

File Number: LTB-T-053700-25

In the matter of: 707, 23 BARREL YARDS BLVD
WATERLOO ON N2L0E3

Between: Farah El-Hamri
Osama Awara Tenant

And

Terracorp Management Inc. Landlord

Farah El-Hamri and Osama Awara (the 'Tenant') applied for an order determining that Terracorp Management Inc. (the 'Landlord') failed to meet the Landlord's maintenance obligations under the *Residential Tenancies Act, 2006* (the 'Act') or failed to comply with health, safety, housing or maintenance standards.

This application was heard by videoconference on May 4, 2026.

The Tenant and the Landlord's representative, Kevin O'Brien attended the hearing.

At the hearing, the parties consented to the following order.

It is ordered on consent that:

1. The Landlord shall pay the Tenant \$2,499.00 in full and final resolution of the issues contained in the Tenant's application.
2. The amount set out in paragraph 1 shall be applied towards the rent for June 2026. For greater clarity, the rent for June 2026 is being waived by the Landlord.

May 8, 2026
Date Issued

Sonia Anwar-Ali
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.