



Order under Section 31 Residential Tenancies Act, 2006

Citation: SMITH v SAMRA, 2026 ONLTB 38306

Date: 2026-05-15

File Number: LTB-T-098710-24

In the matter of: BASEMENT, 8 MADISON ST
BRAMPTON ON L6S3C5

Between: ROCHELLE SMITH Tenant

And

NARINDER SAMRA Landlords
SANDIP SINGH SANGHA

ROCHELLE SMITH (the 'Tenant') applied for an order determining that NARINDER SAMRA and SANDIP SINGH SANGHA (the 'Landlords'):

- substantially interfered with the reasonable enjoyment of the rental unit or residential complex for all usual purposes by the Tenant or by a member of their household;
- harassed, obstructed, coerced, threatened or interfered with the Tenant; and
- 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 11, 2026.

The Tenant's Legal Representative, Renisha Cox, the Tenant, the Landlord's Legal Representative, Chandni Jutla and the Landlord attended the hearing.

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

It is ordered on consent that:

1. The Landlords shall pay to the Tenant the total amount of \$2,500.00 by e-transfer by the end of business on May 12, 2026.
2. If the Landlords do not pay the Tenant the full amount owing by May 12, 2026, the Landlord will owe interest. This will be simple interest calculated from May 13, 2026 at 4.00% annually on the balance outstanding.

3. This order resolves any and all claims set out in the Tenant's application.

May 15, 2026

Date Issued

Carrie Bertrand

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.