



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

File Number: LTB-T-003759-26

In the matter of: 105, 4 RYDE RD
GUELPH ON N1K 0A8

Between: Jiajun Pei Tenant

And

Kipling Group Inc. Landlord

Jiajun Pei (the 'Tenant') applied for an order determining that Kipling Group Inc. (the 'Landlord') collected or retained money illegally.

This application was heard by videoconference on May 12, 2026.

The Tenant, Jiajun Pei, the Landlord's Representative, Sean Beard and the Landlord's Agent, Dipyendu Chaudhuri attended the hearing. The parties agreed to participate in mediation. As a result of the resolution discussion, the parties mutually agreed to resolve all matters at issue in the application and requested an order on consent.

I was satisfied the parties understood the terms and consequences of their consent.

Agreed Facts:

1. The parties agreed the total amount owing to the Tenant is \$2,636.75, which represents, \$42.88 for interest on the deposit and \$2,593.87 credit for the deposit.
2. The parties agreed the Landlord will mail the cheque #148 directly to the Tenant.

On consent it is ordered that:

1. The total amount the Landlord shall pay the Tenant is \$2,636.75 which includes the last month's rent deposit and interest on the deposit.
2. The Landlord shall pay the Tenant the full amount owing by May 22, 2026.
3. If the Landlord does not pay the Tenant the full amount owing by May 22, 2026, the Landlord will owe interest. This will be simple interest calculated from May 23, 2026, at 4.00% annually on the balance outstanding.

May 15, 2026
Date Issued

Tanya Speedie
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.