



**Order under Section 31
Residential Tenancies Act, 2006**

File Number: LTB-T-075163-25

In the matter of: 507 Maple St.
Sudbury ON P3C2B6

Between: Daryl Morris Tenant
Cindy Habijanac

And

Maple Leaf Rentals Inc. Landlord

Daryl Morris and Cindy Habijanac (the 'Tenant') applied for an order determining that Maple Leaf Rentals Inc. (the 'Landlord'):

- harassed, obstructed, coerced, threatened or interfered with the Tenant.

An Adjudicative Case Conference (ACC) was heard by videoconference on May 12, 2026.

The Tenants and the Landlord, represented by Hars Singh, attended.

At the ACC, the parties consented to an order that resolves all issues in the application.

On consent it is ordered that:

1. The Landlord agrees to act in a timely manner to complaints raised by the Tenants.
2. The parties agree to communicate with each other in a professional, respectful and courteous manner at all times.
3. The Landlord agrees to further communicate with the tenant in unit one to have the unit one tenant stop using the storage area located in the basement of the residential complex.
4. The consent resolves all issues between the parties related to this application.

May 19, 2026
Date Issued

Jeanie Theoharis
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.