



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

File Number: LTB-T-087395-25

In the matter of: 340 King Andrew Drive
Mississauga ON L4Z1P8

Between: SURASAP KETPIMON Tenant

And

TAO YANG Landlord

SURASAP KETPIMON (the 'Tenant') applied for an order determining that TAO YANG (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 21, 2026.

The Landlord and the Tenant attended the hearing.

The parties before the Board consented to the following order:

On consent it is ordered that:

1. On or before June 4, 2026, the Landlord shall pay to the Tenant \$1,408.00.
2. The Landlord shall make this payment via e-transfer to surasap2552@gmail.com.
3. If the Landlord does not pay to the Tenant the full amount owing on or before June 4, 2026, the Landlord will start to owe interest. This will be simple interest calculated from June 5, 2026, at 4.00% annually on the balance outstanding.
4. This order resolves all issues of the Tenant's application.

May 26, 2026
Date Issued

Laura Hartslief
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.