



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

File Number: LTB-T-016466-25

In the matter of: 4, BOX 49 Third Avenue
HORNEPAYNE ON P0M1Z0

Between: Jeanne Berube Tenant

And

Ramin Farsangi Landlord

Jeanne Berube (the 'Tenant') applied for an order determining that Ramin Farsangi (the 'Landlord'):

- withheld or interfered with their vital services or care services and meals in a care home (T2 application).
- 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 (T6 application).

These applications were heard by videoconference on June 9, 2026.

The Tenant's Representative, Nathan Chevalier and the Landlord's Representative, Iraj Zarrabi attended the hearing.

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

It is ordered on consent that:

1. On or before June 30, 2026, the Landlord shall pay the Tenant \$1,113.20 as full and final settlement of the Tenant's applications.
2. If the Landlord does not pay the Tenant the full amount owing by June 30, 2026, the Landlord will owe interest. This will be simple interest calculated from July 1, 2026, at 4.00% annually on the balance outstanding.

June 17, 2026
Date Issued

Ilan Shingait

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.