



**Order under Section 69
Residential Tenancies Act, 2006**

File Number: LTB-L-029720-26

In the matter of: 308, 3130 YONGE ST
TORONTO ON M4N2K6

Between: Hossam Khattab Landlord

And

Stephen Bitton Tenant

Hossam Khattab (the 'Landlord') applied for an order to terminate the tenancy and evict Stephen Bitton (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

The application was heard by videoconference on June 16, 2026. The Landlord and the Tenant attended the hearing. The Tenant did not meet with Duty Counsel prior to the hearing.

At the hearing, the parties engaged 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 that the parties understood the terms and consequences of their consent.

Agreed Facts:

1. The lawful monthly rent is \$2,100.00. It is due on the 15th day of each month.

On consent it is ordered that:

1. The Tenant shall pay to the Landlord \$8,586.00 which represents arrears of rent (\$8,400.00) plus the application filing fee (\$186.00) for the period ending July 14, 2026.
2. The Tenant shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:

Date Payment Due	Amount of Payment
June 26, 2026	\$5,000.00
July 3, 2026	\$3,586.00

3. If the Tenant fails to make any one of the payments in accordance with paragraphs 1 and 2 of this order, the Landlord may, without notice to the Tenant, apply to the LTB within 30 days of the Tenant's breach pursuant to section 78 of the *Residential Tenancies Act, 2006* (the 'Act') for an order terminating the tenancy and evicting the Tenant and requiring that the Tenant pays any new arrears, NSF fees and related charges that became owing after July 14, 2026.

June 19, 2026
Date Issued

Floredana Ungureanu
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.