



**Order under Section 78(11)
Residential Tenancies Act, 2006**

Citation: Greenwin Corp. v Bello, 2026 ONLTB 49161

Date: 2026-06-24

File Number: LTB-L-035235-26-SA

In the matter of: 111, 341 TRAYNOR AVE
KITCHENER ON N2C2H4

Between: Greenwin Corp.

Landlord

And

Souleymane Bello

Tenant

Greenwin Corp. (the 'Landlord') applied for an order to terminate the tenancy and evict Souleymane Bello (the 'Tenant') and for an order to have the Tenant pay the rent they owe because the Tenant did not meet a condition specified in the order issued by the LTB on January 29, 2026 with respect to application LTB-L-092528-25.

The Landlord's application was resolved by order LTB-L-035235-26, issued on April 27, 2026. This order was issued without a hearing being held.

The Tenant filed a motion to set aside order LTB-L-035235-26.

This motion was heard by videoconference on June 18, 2026.

The Landlord's Legal Representative A. Frannie Simms and the Tenant attended the hearing. The Tenant met with Tenant Duty Counsel prior to the hearing.

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

It is ordered that:

1. The motion to set aside Order LTB-L-035235-26, issued on April 27, 2026, is granted.
2. The previous order issued on January 29, 2026, with respect to LTB-L-092528-25 is amended as follows:
3. The tenancy between the Landlord and the Tenant is terminated. The Tenant must move out of the rental unit on or before June 30, 2026.

4. As of the date of the hearing, the Tenant owes the Landlord \$7,446.33. The Landlord holds a last month's rent deposit of \$2,101.98. Interest on the deposit owing from December 31, 2025, to June 16, 2026, is \$20.20. These amounts will be deducted from the total amount owing to the Landlord.
5. The total amount the Tenant owes the Landlord to June 30, 2026, is \$5,324.18
6. The Tenant shall also pay the Landlord compensation of \$78.90 per day for the use of the unit starting June 17, 2026, to the date the Tenant moves out of the unit.
7. If the Tenant does not pay the Landlord the full amount owing on or before June 30, 2026, the Tenant will start to owe interest. This will be simple interest calculated from July 1, 2026, at 4.00% annually on the balance outstanding.
8. If the unit is not vacated on or before June 30, 2026, then starting July 1, 2026, the Landlord may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.
9. Upon receipt of this order, the Court Enforcement Office (Sheriff) is directed to give vacant possession of the unit to the Landlord on or after July 1, 2026.

June 24, 2026
Date Issued

Jagger Benham
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.

In accordance with section 81 of the Act, the part of this order relating to the eviction expires on January 1, 2027, if the order has not been filed on or before this date with the Court Enforcement Office (Sheriff) that has territorial jurisdiction where the rental unit is located.