



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

File Number: LTB-L-030884-26

In the matter of: 310, 4130 PARKSIDE VILLAGE
MISSISSAUGA ON L5B L17

Between: SASHKO CHEMKOV Landlord
VALERIJA TANEVA-LAPOINTE

And

JATINDER SINGH BANSAL Tenant
CHANDRANI SUKHDEO MOBARACK-ALI

SASHKO CHEMKOV and VALERIJA TANEVA-LAPOINTE (the 'Landlords') applied for an order to terminate the tenancy and evict JATINDER SINGH BANSAL and CHANDRANI SUKHDEO MOBARACK-ALI (the 'Tenants') because the Tenant did not pay the rent that the Tenant owes.

The application was scheduled to be heard on June 16, 2026, by video conference, at which the parties decided to participate in Board facilitated mediation with the assistance of Dispute Resolution Officer/Hearings Officer, Michelle Forrester.

The Landlords and the Tenant, Jatinder Singh Bansal, on behalf of Tenant were present.

As a result of the mediation, the parties mutually agreed to resolve all matters at issue in the application and requested an order on consent, and I am satisfied that the parties understand the consequences of their consent.

Agreed facts:

1. The Landlords served the Tenants with a Notice to End Tenancy Early for Non-payment of Rent (N4 Notice). The Tenants did not void the notice by paying the amount of rent arrears owing by the termination date in the N4 Notice or before the date the application was filed.
2. As of the hearing date, the Tenant was still in possession of the rental unit.
3. The lawful rent is \$2,550.00. It is due on the 13th day of each month.
4. Based on the Monthly rent, the daily rent/compensation is \$83.84. This amount is calculated as follows: \$2,550.00 x 12, divided by 365 days.
5. The Tenants have paid \$2,250.00 to the Landlord since the application was filed.

6. The rent arrears owing to July 12, 2026 are \$10,625.00.
7. The Landlords incurred costs of \$186.00 for filing the application and is entitled to reimbursement of those costs.
8. There is no last month's rent deposit.
9. The application shall be amended to reflect the correct rental unit address which is "310, 4130 Parkside Village Dr. Mississauga ON L5B L17".
10. The Tenants shall pay the total arrears in the amount of \$10, 811.00 on or before September 30, 2026.
11. The parties mutually agreed that the Tenants shall leave the following items with the Property Manager on or before June 30, 2026: two (2) entry fobs, one (1) garage fob, one (1) mailbox key, and one (1) storage room key.
12. The parties mutually agreed to a nonvoidable order with an eviction date of June 30, 2026.

On consent of the parties, it is ordered that:

1. The application shall be amended to reflect the correct rental unit address which is "310, 4130 Parkside Village Dr. Mississauga ON L5B L17".
2. 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.
3. The Tenant shall pay the Landlord any rent arrears owing up to July 12, 2026 and the cost of filing the application.
4. As of the date of July 12, 2026, the Tenants owes the Landlord \$10,811.00.
5. The Tenants shall also pay the Landlords compensation of \$83.84 per day for the use of the unit starting July 1, 2026 until the date the Tenants moves out of the unit.
6. If the Tenants does not pay the Landlords the full amount owing on or before June 30, 2026, the Tenants will start to owe interest. This will be simple interest calculated from July 1, 2026 at 4.00% annually on the balance outstanding.
7. If the unit is not vacated on or before June 30, 2026, then starting July 1, 2026, the Landlords may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.
8. Upon receipt of this order, the Court Enforcement Office (Sheriff) is directed to give vacant possession of the unit to the Landlords on or after July 1, 2026.
9. The Tenants shall leave the following items with the Property Manager on or before June 30, 2026: two (2) entry fobs, one (1) garage fob, one (1) mailbox key, and one (1) storage room key.

June 30, 2026
Date Issued

Michelle Forrester
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.

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.

