Tribunals Ontario
Landlord and Tenant Board

L1/L9 – Information Update
Disponible en français

Landlord's Name: Multifaith Housing **File No:** LTB-L-069155-26
Tenant's Name: Sean Von Dehn
Rental Unit Address: 105, 320 VIA CHIANTI GROVE, Ottawa, ON, K2J6J6

Complete all **10 sections** of this form. If you check **Yes**, because something has changed **since the date the application was filed,** fill in the details in the space provided on the form. You can attach additional sheets, if necessary.

Since the application was filed:	***Fill in details only if information has changed***	
1. Has the Tenant moved out of the unit? ◉ No ○ Yes ▶	When? (dd/mm/yyyy):	
2. Has the monthly rent charged to the Tenant changed from what was shown on the application? ◉ No ○ Yes ▶	The new rent is: $	Date rent changed (dd/mm/yyyy):
Note: Reasons the monthly rent can change include: (1) a rent increase or rent decrease; (2) the landlord and tenant agreed to add or remove a service or facility, such as a parking space; or (3) a seasonal increase or decrease for the use of an air conditioner, where electricity is included in the cost of rent.		
3. Has the rent deposit changed? OR Have you paid interest on the rent deposit? ◉ No ○ Yes ▶	Amount held now: $	Interest paid for the period (dd/mm/yyyy): to
4. After you filed the application, did you receive any additional payments? ○ No ◉ Yes ▶	Amount of payment: $	Date payment made (dd/mm/yyyy): See Ledger Attached
	$	
	$	
Total Additional Payments the Tenant Made:	**$**	
5. After you filed the application, has any new rent become due? ○ No ◉ Yes ▶	Additional rent owing: $	Date rent was due (dd/mm/yyyy): See Ledger Attached
	$	
	$	

6. TOTAL AMOUNT YOU BELIEVE THE TENANT OWES FOR ARREARS ONLY as of the end of this month. (Do **NOT** subtract the last month's rent deposit or interest you owe on it, do **NOT** include the application filing fee, and do **NOT** include any NSF fees.)	**$ 2,324.00** **Subtotal of arrears only owed**

7. Are there new NSF/administration charges that were not listed on the application?
○ No ○ Yes ▼

NSF cheque amount:	Cheque date: (dd/mm/yyyy)	NSF charge date: (dd/mm/yyyy)	Bank NSF charge amount:	Administration charge: (Max. $20 / cheque)	Total charge
$			$	$	$
$			$	$	$
			Total of NSF charges on application		$
			Total of **all NSF charges** including NSFs from application		$

8. Do you want the LTB to order the Tenant to pay you the application fee? ○ No ◉ Yes
Shade the appropriate circle: ○ $201 (regular fee) ◉ $186 (online fee)

9. GRAND TOTAL YOU BELIEVE THE TENANT OWES INCLUDING ALL FEES. (This **INCLUDES** arrears, NSF fees and the application filing fee. The last month's rent deposit should **NOT** be deducted and no other fees/costs should be included.)	**$ 2,510.00** ***Grand Total Requested***

You must complete the Declaration and sign the other side of this form.

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10. Section 83 of the *Residential Tenancies Act, 2006*, requires the Board to consider whether to refuse or delay the Tenant's eviction, even if the Tenant owes rent. (For more information, see Section 83 of the *Residential Tenancies Act, 2006* (RTA) later on this page.)

Are there any circumstances about this tenancy you think the Board should be aware of before making a decision about evicting the Tenant?

◉ No ○ Yes ▶ If you check **Yes**, you must provide details in the box below.

(Attach additional sheets, if necessary.)

DECLARATION AS TO TRUTH OF INFORMATION CONTAINED IN THIS DOCUMENT

To the best of my knowledge and belief, the information contained in this form is true as of the date of the hearing of this application. I make this Declaration conscientiously knowing that it is of the same force and effect as if made under oath or affirmation.

Name: Michaela Leeder **Date:** 21/09/2026

Signature: Michaela Leeder ○ Landlord ◉ Representative

Note: It is an offence under the *Residential Tenancies Act, 2006*, to file false or misleading information in any material provided to the Board.

Section 83 of the *Residential Tenancies Act, 2006* (RTA)

The Board <u>may</u> decide to delay or refuse to order the tenant's eviction

Section 83 of the RTA requires that the Landlord and Tenant Board have regard to all circumstances where an application to evict a tenant is made to the Board. This means the Board must consider the circumstances of both the tenant and the landlord when making a decision on an application to evict a tenant.

After reviewing all circumstances at a hearing for an eviction application, the Board may decide to delay a tenant's eviction, or, if it is not unfair to do so, the Board may decide to refuse to order the tenant's eviction and allow the tenant to stay in the rental unit.

If the tenant is present at their Board eviction hearing, they may tell the Board about circumstances that they think provides a reasonable argument why their eviction should be delayed or refused. For example:

- the tenant lost their job and owes rent, but got a new job and will be able to repay the landlord very soon;
- someone has agreed to loan the tenant the money to pay the arrears; or,
- the tenant has a disability or chronic illness that will make finding a new rental unit more difficult.

If a tenant does not appear at their eviction hearing, the Board must still have regard to both the landlord's and tenant's circumstances, and will ask the landlord to provide any information about this they may have.

If a landlord has provided information about circumstances relevant to section 83, but believes that the Board should order eviction because to do otherwise would be unfair, the landlord can explain this in the box too.

The Board <u>must</u> refuse to order the tenant's eviction

Section 83 of the RTA states that the Board must refuse to evict a tenant where the Board is satisfied that the landlord:

- currently is seriously in breach of their responsibilities under the RTA or under the tenancy agreement;
- made the application because the tenant complained to a government authority about health, safety, housing or maintenance issues related to their rental unit or residential complex;
- made the application because the tenant has attempted to secure or enforce their legal rights;
- made the application because the tenant is a member of a tenant's association or is trying to organize one; or,
- made the application because there are children in the rental unit, even though the number of children occupying the rental unit is not considered by law to be overcrowding.