



April 7, 2020

Durham Regional Police Services
Chief Paul Martin
PO Box 911
605 Rossland Road E
Whitby, ON L1N 0B8

Dear Police Chief Paul Martin:

Our clinic assists highly vulnerable people in Durham Region with a variety of legal matters, including housing matters. In light of a recent suspension in the enforcement of evictions, we are concerned tenants will face a higher number of illegal evictions.

On March 19 2020, the Superior Court of Justice issued a decision suspending the enforcement of eviction orders until further notice.¹ This means that even if the Landlord Tenant Board has issued an Order for termination of a tenancy, it cannot be enforced (unless the court orders otherwise).

It is important to note that regardless of the current circumstances; only the Sheriff can enforce an Order of Termination.

Durham Region Police Services may receive more calls for assistance from tenants whose landlords are attempting to enforce an order without the Sheriff, for example by trying to change the locks on a rental unit and force the tenant out.

Durham Region Police Services may also receive calls from landlords who have obtained orders of termination from the Landlord Tenant Board but are unable to get the Sheriff to enforce them.

Such landlords may look to the police for assistance enforcing the eviction order. Further, we anticipate some landlords may make false assertions about sharing facilities with tenants in order

¹ See Chief Justice Court Order – Suspending Residential Evictions, March 19, 2020, available at: <https://www.ontariocourts.ca/scj/chief-justice-court-order-susp-resid-evict/>

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to receive assistance from the police, in order to evict tenants outside of the required legal process.

We encourage Durham Region Police Services to remind landlords of their responsibility to follow the proper legal process when terminating a tenancy and evicting a tenant. We thank you for your assistance in ensuring tenants are not illegally evicted, especially given the measures being taken to address the COVID-19 pandemic.

Please do not hesitate to contact our clinic should you have any questions at 905-728-7321.

Sincerest regards,

Omar Ha-Redeye

Executive Director
Durham Community Legal Clinic
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