



**Order under Subsection 74(2)
Residential Tenancies Act, 2006**

File Number: LTB-L-064100-25

In the matter of: unit 2, 1 DAVID ST
ST CATHARINES ON L2S1C1

Between: Anthony Wilson Landlord

And

SUZANNE CHOUINARD Tenant

Anthony Wilson (the 'Landlord') applied for an order to terminate the tenancy and evict SUZANNE CHOUINARD (the 'Tenant') because:

- the Tenant did not pay the rent that the Tenant owes; and (L1 Application)
- the Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex has substantially interfered with the reasonable enjoyment or lawful right, privilege or interest of the Landlord or another tenant. (L2 Application)

This application was scheduled to be heard by videoconference on December 17, 2025. The Landlord and the Tenant attended the hearing and participated in mediation.

Prior to mediation, the parties reached an agreement and requested an Order on Consent in full and final settlement of the application. I was satisfied that the parties understood the consequences of their consent.

Agreed Facts:

1. The Landlord agrees to waive the filing fee for the applications.
2. As of the date of the hearing, the Tenant paid all the rent that was in arrears and all additional rent that would have been due under the tenancy agreement for the period ending December 31, 2025. The L1 application is discontinued as a result.

3. The Landlord sought to withdraw the L2 application before the Landlord and Tenant Board.

On consent it is ordered that:

1. The Landlord's L1 application is discontinued.
2. The Landlord's L2 application is withdrawn.

January 9, 2026
Date Issued

Britney Sooknanan
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.