



Order under Section 31 Residential Tenancies Act, 2006

File Number: LTB-T-028903-25

In the matter of: Basement, 504 Bader
Oshawa ON L1J3G2

Between: Aliesha McQuoid Tenant

and

Nikhil Gala
Mittal Chande Landlords

Aliesha McQuoid (the 'Tenant') applied for an order determining that Nikhil Gala and Mittal Chande (the 'Landlords'):

- entered the rental unit illegally.
- substantially interfered with the reasonable enjoyment of the rental unit or residential complex by the Tenant or by a member of their household.
- harassed, obstructed, coerced, threatened or interfered with the Tenant.

An Adjudicative Case Conference ('ACC') was heard by videoconference on January 6, 2026.

The Landlords and the Tenant attended the ACC.

The parties mutually agreed to resolve all matters at issue in the application and requested an order on consent. I was satisfied that the parties understood the consequences of the joint submission. The parties agreed that this represents a full and final settlement of all issues between the parties with respect to the tenancy.

On consent, it is ordered that:

1. The tenancy terminated on July 3, 2025, the date the Tenant vacated the rental unit.
2. The Landlord shall pay the Tenant \$1,000.00 on or before April 6, 2026.

January 13, 2026
Date Issued

Candace Aboussafy
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.