



Order under Section 21.2 of the Statutory Powers Procedure Act and the Residential Tenancies Act, 2006

File Number: LTB-T-055514-22-RV

In the matter of: 1, 212 RIVER ST
THUNDER BAY ON P7A3P9

Between: Cassandra Berard Tenant

And

Robert Beck Landlord

Review Order

Cassandra Berard (the 'Tenant') applied for an order determining that Robert Beck (the 'Landlord') :

- entered the rental unit illegally.
- altered the locking system on a door giving entry to the rental unit or residential complex without giving the Tenant replacement keys.
- substantially interfered with the reasonable enjoyment of the rental unit or residential complex by the Tenant or by a member of their household.

This application was resolved by order LTB-T-055514-22 issued on November 29, 2022.

On November 29, 2022, the Landlord requested a review of the order and that the order be stayed until the request to review the order is resolved.

On December 6, 2022, interim order LTB-T-055514-22-RV-IN was issued, staying the order issued on November 29, 2022.

This review request was heard on March 20, 2024 and granted by way of interim order issued on March 26, 2024.

This application was heard de novo by videoconference on January 22, 2026. The Tenant and the Landlord attended the hearing. The Tenant was represented by Owen Magny and the Landlord was represented by Robert Tindal.

The parties consented to the following order.

On consent it is ordered that:

1. The Landlord shall pay to the Tenant \$6,000.00 in general compensation for pain and suffering.

2. The Landlord shall pay the Tenant the amount owing in paragraph 1 in accordance with the following schedule:
 - a) \$2,000.00 on or before February 1, 2026
 - b) \$2,000.00 on or before March 1, 2026
 - c) \$2,000.00 on or before April 1, 2026
3. Should the Landlord fail to make any of the payments mentioned in paragraph 2 in full or on time, the balance owing under paragraph 1 of this order shall become payable on the day following the date of default. The monies owing shall bear interest at the post-judgment interest rate determined under subsection 207(7) of the Act.

January 27, 2026
Date Issued

Fabio Quattrociochi
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.