



Order under Section 31 Residential Tenancies Act, 2006

File Number: LTB-T-082023-25

In the matter of: 104 RUTH STREET
PORCUPINE ON P0N 1C0

Between: Ashley Dickinson Tenant

and

Traecy Osano Landlord

Ashley Dickinson (the 'Tenant') applied for an order determining that Traecy Osano (the 'Landlord') substantially interfered with the reasonable enjoyment of the rental unit or residential complex by the Tenant or by a member of their household.

The Tenant also applied for an order determining that the Landlord failed to meet the Landlord's maintenance obligations under the *Residential Tenancies Act, 2006* (the 'Act') or failed to comply with health, safety, housing or maintenance standards.

This application came before me for a mandatory adjudicative case conference in videoconference 134 on January 21, 2026.

The Tenant, the Landlord's agent Alok Pathak and the Landlord's legal representative Angie Gravelle attended the hearing.

At the hearing, the parties consented to the following order. I was satisfied that the parties understood the consequences of their joint submissions.

Agreed Facts:

1. In consideration for the Tenant withdrawing this application, the Landlord will forgive \$12,000.00 of the judgment granted in its favour in respect of rent arrears in file number LTB-L-014096-25.
2. The Board granted the parties' joint request to vary order LTB-L-014096-25 issued on June 30, 2025 to give effect to their joint submission. The variation is reflected in order LTB-L-014096-25-BIR-RV issued January 28, 2026.
3. The parties have resolved all issues in the tenancy on a full and final basis.

It is ordered on consent that:

1. The application is withdrawn.
2. This order resolves all issues in the tenancy.

January 27, 2026
Date Issued

Nersi Makki
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.