



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-092869-25

In the matter of: 215, 194 DIVISION ST N
KINGSVILLE ON N9Y 1E4

Between: Windsor Essex Community Housing Corporation Landlord

And

Austin Jones Tenant

Windsor Essex Community Housing Corporation (the 'Landlord') applied for an order to terminate the tenancy and evict Austin Jones (the 'Tenant') because:

- 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

The Landlord also claimed compensation for each day the Tenant remained in the unit after the termination date.

This application was scheduled to be heard by videoconference on February 10, 2026. The Legal Representative for the Tenant, Tori-Lee Jenkins, and the Landlord's Legal Representative, Brandon Valley, participated.

Before the start of the hearing the parties advised that they had reached an agreement. As a result of the resolution discussion, the parties mutually agreed to resolve all matters in the application and requested an Order on Consent.

I was satisfied that the parties understood the terms and consequences of their consent.

On consent of the parties, it is ordered that:

1. The tenancy between the Landlord and the Tenant continues if the Tenant meets the conditions set out below for a twelve (12) month period;
2. The Tenant shall refrain from creating excessive noise in the rental unit and/or the residential complex. This includes, but is not limited to, operating power tools, hammering, or any other disruptive activities;
3. On or before February 28, 2026, the Tenant shall remove all excessive contents and combustible materials from the balcony. This includes, but is not limited to, lawnmowers, shelving and any other items that may cause a safety concern;

4. Commencing March 1, 2026, the Tenant shall ensure that the balcony is kept clear of any excessive contents and combustible materials (lawnmowers, shelving and any other items that may cause a safety concern);
5. If the Tenant fails to comply with the conditions set out in paragraphs 2, 3 and/or 4 of this order, the Landlord may apply under section 78 of the *Residential Tenancies Act, 2006* (the 'Act') for an order terminating the tenancy and evicting the Tenant. The Landlord must make the application within 30 days of a breach of a condition. This application is made to the LTB without notice to the Tenant.
6. On or before May 31, 2026, the Tenant shall pay to the Landlord \$186.00 for the cost of filing the application.
7. If the Tenant does not pay the Landlord the full amount owing on or before May 31, 2026, the Tenant will start to owe interest. This will be simple interest calculated from at 4.00% annually on the balance outstanding.

February 13, 2026
Date Issued

Susan Parsons
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.