



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-094804-25

In the matter of: Basement, 38 Greenock Ave
Scarborough ON M1G2Z9

Between: Shirley M Bucknor Landlord
Oliver A Bucknor

And

Collin Steve Elvie Tenant

Shirley M Bucknor and Oliver A Bucknor (the 'Landlord') applied for an order to terminate the tenancy and evict Collin Steve Elvie (the 'Tenant') because the Landlord in good faith requires possession of the rental unit for the purpose of residential occupation for at least one year.

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

This application was heard by videoconference on February 12, 2026.

The Landlord, the Landlord's representative Daniel Engllish and the Tenant attended the hearing.

The parties agree:

1. This order does not resolve all issues between the parties.
2. The Landlord agrees to leave the issue of any daily compensation up to the date of termination in this order to another application by the Landlord.

On consent of the parties, it is ordered that:

1. The tenancy between the Landlord and the Tenant is terminated. The Tenant must move out of the rental unit on or before May 1, 2026.
2. If the unit is not vacated on or before May 1, 2026, then starting May 2, 2026, the Landlord may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.
3. Upon receipt of this order, the Court Enforcement Office (Sheriff) is directed to give vacant possession of the unit to the Landlord on or after May 2, 2026.
4. The Tenant shall also pay the Landlord compensation of \$36.16 per day for the use of the unit starting May 2, 2026 until the date the Tenant moves out of the unit.

5. The Landlord owes \$1,150.47 which is the amount of the rent deposit and interest on the rent deposit, and this is deducted from any amount owing by the Tenant.
6. If the Tenant does not pay the Landlord the full amount owing on or before May 1, 2026, the Tenant will start to owe interest. This will be simple interest calculated from May 2, 2026 at 4.00% annually on the balance outstanding.

February 17, 2026

Date Issued

Julie Broderick

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.