



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-098836-25

In the matter of: Unit #3, 409 Egan Street
Thunder Bay ON P7A2X2

Between: Ivan Jakovljevic Landlord

And

Dollena Blaschek Tenant

Ivan Jakovljevic (the 'Landlord') applied for an order to terminate the tenancy and evict Dollena Blaschek (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on February 11, 2026.

The Tenant attended the hearing. The Landlord's representative, Sangey Tsering, attended the hearing.

At the hearing the parties consented to the following order:

It is ordered on consent that:

1. The tenancy between the Landlord and the Tenant is terminated in a final way. **The Tenant must move out of the unit on or before March 31, 2026.**
2. If the Tenant moves out of the rental unit on or before March 31, 2026, the Landlord agrees to waive all rent arrears owing.
3. If the Tenant does not move out of the rental unit on or before March 31, 2026, the Tenant shall pay to the Landlord \$9,019.95. This amount includes rent arrears owing up to the date of the hearing and the cost of filing the application. See Schedule 1 for the calculation of the amount owing.
4. The Tenant shall also pay the Landlord compensation of \$39.45 per day for the use of the unit starting February 12, 2026, until the date the Tenant moves out of the unit.
5. The Tenant will also start to owe interest. This will be simple interest calculated from April 1, 2026, at 4.00% annually on the balance outstanding.

6. If the unit is not vacated on or before March 31, 2026, then starting April 1, 2026, the Landlord may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.
7. 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 April 1, 2026.

February 18, 2026
Date Issued

Bryan Delorenzi
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.

In accordance with section 81 of the Act, the part of this order relating to the eviction expires on September 2, 2026 if the order has not been filed on or before this date with the Court Enforcement Office (Sheriff) that has territorial jurisdiction where the rental unit is located.

Schedule 1
SUMMARY OF CALCULATIONS

A. Amount the Tenant must pay if the Tenant does not move out of the rental unit by March 31, 2026

Rent Owing To Hearing Date	\$8,833.95
Application Filing Fee	\$186.00
Total amount owing to the Landlord	\$9,019.95
Plus daily compensation owing for each day of occupation starting February 12, 2026	\$39.45 (per day)
**Ongoing daily compensation continues to accumulate until the total amount owing (excluding costs) is \$50,000.00.	