



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-096198-25

In the matter of: 103, 1140 MARY ST N
OSHAWA ON L1G5H1

Between: Centurion Property Associates Inc

Landlord

And

Craig Johnson

Tenant

Centurion Property Associates Inc (the 'Landlord') applied for an order to terminate the tenancy and evict Craig Johnson (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

This application was scheduled to be heard by videoconference on February 23, 2026.

The Landlord's Legal Representative Robert Rose, the Tenant and the Tenant's roommate Jennifer Gauthier attended the hearing.

In mediation, the parties before the Landlord and Tenant Board consented to the following Order. I was satisfied that the parties understood the terms and consequences and freely agreed to resolve the application.

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. All of the following conditions shall be in place for 12-months starting February 23, 2026, to February 22, 2027.
2. The Tenant shall ensure that they, their guests or other occupants of the rental unit do not tamper with or otherwise interfere with the locking mechanism of any of the residential complex doors and/or prop open any of the residential complex doors.
3. The Tenant shall ensure that they, their guests or other occupants of the rental unit do not harass any of the Landlord's employees.
4. The Tenant shall ensure that they, their guests or other occupants of the rental unit do not use visitor parking for long-term parking or parking of any nonfunctioning vehicle.
5. If the Tenant fails to comply with the conditions set out in paragraph 2, 3 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.

February 26, 2026
Date Issued

Melinda Jamieson
Hearing 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.