



**Order under Section 69 / 89
Residential Tenancies Act, 2006**

File Number: LTB-L-097416-25

In the matter of: 304, 2 REPLIN RD
NORTH YORK ON M6A2M9

Between: Toronto Community Housing Corporation Landlord

And

Nicole Bradshaw Tenant

Toronto Community Housing Corporation (the 'Landlord') applied for an order to terminate the tenancy and evict Nicole Bradshaw (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 Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex has willfully or negligently caused damage to the premises.

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

Toronto Community Housing Corporation (the 'Landlord') also applied for an order requiring Nicole Bradshaw (the 'Tenant') to pay the Landlord's reasonable out-of-pocket costs the Landlord has incurred or will incur to repair or replace undue damage to property. The damage was caused wilfully or negligently by the Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex.

1. The proceedings have commenced. On March 3, 2026, the Landlord's representative filed a request to withdraw the application and I consented to the request.
2. The application having been withdrawn, the LTB's file is closed.

March 4, 2026
Date Issued

Ian Speers

Associate Chair, 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.