



AMENDED
Order under Section 31
Residential Tenancies Act, 2006
and section 21.1 of the Statutory Powers Procedures Act

File Number: LTB-T-006688-25-AM

File Number: LTB-T-006663-25-AM

In the matter of: BASEMENT, 1 HUMBER ST
BARRIE ON L4N 5S4

Between: Catalina Albert
Michael Fischer
Georgia Albert Tenants

and

Anita Ehikuemelo
Andrew Enofe Landlords

The order contained a clerical error. This amended order was issued to correct the order dated March 16, 2026. The amendments are underlined for ease of reference.

In file number LTB-T-006688-25, Catalina Albert, Michael Fischer and Georgia Albert (the 'Tenants') applied for an order determining that Anita Ehikuemelo and Andrew Enofe (the 'Landlords') substantially interfered with the reasonable enjoyment of the rental unit or residential complex by the Tenants or by a member of their household.

In file number LTB-T-006663-25, the Tenants applied for an order determining that the Landlords failed to meet the Landlords' maintenance obligations under the *Residential Tenancies Act, 2006* (the 'Act') or failed to comply with health, safety, housing or maintenance standards.

The parties appeared before me in videoconference 144 on March 12, 2026 for an adjudicative case conference in respect of file number LTB-T-006688-25.

The Tenants, the Tenants' agent Tammy Nicholas, Landlord Andrew Enofe and the Landlords' legal representative Carmen Dawdy attended the case conference.

At the case conference, the parties advised they had resolved all disputes in the tenancy and requested the following order on consent. I was satisfied that the parties understood the consequences of their joint submission.

It is ordered on consent that:

1. The Landlord Anita Ehikuemelo shall pay the Tenants \$250.00 within 30 days in full and final satisfaction of all claims raised in file number LTB-T-006688-25 and in file number LTB-T-006663-25.
2. This order resolves all disputes in the tenancy.

March 16, 2026

Date Order Issued

March 31, 2026

Date Order Amended

Nersi Makki

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.