



Order under Section 21.2 of the Statutory Powers Procedure Act and the Residential Tenancies Act, 2006

Citation: RIDGEFORD CHARITABLE FOUNDATION v MILNER, 2026 ONLTB 26244

Date: 2026-03-26

File Number: LTB-L-108109-25-RV

In the matter of: 906, 23 THUNDER GROVE
SCARBOROUGH ON M1V0G6

Between: Ridgeford Charitable Foundation Landlord

And

Jonessa Milner Tenants
Niron Simmons

Review Order

Ridgeford Charitable Foundation (the 'Landlord') applied for an order to terminate the tenancy and evict Jonessa Milner and Niron Simmons (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

This application was resolved by order LTB-L-108109-25 issued on March 19, 2026.

On March 25, 2026, the Tenants requested a review of the order.

A preliminary review of the review request was completed without a hearing. In determining this request, I reviewed the audio recording for this hearing.

Determinations:

1. This review request is based on the grounds of serious error.
2. The hearing that led to the order under review was held on March 12, 2026. The Tenants attended the hearing and participated in Board facilitated mediation with the Landlord. The Tenants consented to the terms that are set out in the order under review. The hearing recording confirms the Dispute Resolution Offer read all of the terms of the order to the parties. The Dispute Resolution Officer asked each Tenant individually if they understand the terms and if they consenting to those terms under their own free will. Both Tenants confirm they do.
3. The request for review states the payment terms imposed are a serious error because the Tenants cannot afford them. The hearing recording shows the terms contained in the order are the terms the parties agreed to at the hearing. The order does not therefore contain an error.

4. The Divisional Court has stated that “parties ought not to be easily able to revisit Board orders that have been made on consent. The effective resolution of matters that come before the Board will be greatly impaired if parties can continually seek to revisit issues that they have earlier agreed to resolve.” (*Trust Construction Corporation v. McKie*, 2017 ONSC 4702).
5. Based on a review of the audio recording, I am not satisfied that there is a sufficient reason to revisit the consent order. Regretting one’s consent is not a valid basis for review.
6. On the basis of the submissions made in the request, I am not satisfied that there is a serious error in the order or that a serious error occurred in the proceedings. As such, the Tenants’ review request is denied.

It is ordered that:

1. The request to review order LTB-L-108109-25 issued on March 19, 2026 is denied. The order is confirmed and remains unchanged.

March 26, 2026
Date Issued

John Cashmore
Member, Landlord and Tenant Board

15 Grosvenor Street, Ground Floor
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If you have any questions about this order, call 416-645-8080 or toll free at 1-888-332-3234.