



Order under Subsection 74(2) Residential Tenancies Act, 2006

Citation: MetCap Living Management Inc. v Bridgeland, 2026 ONLTB 26504

Date: 2026-03-27

File Number: LTB-L-108180-25

In the matter of: 105, 143 STEPHEN DR
ETOBICOKE ON M8Y3N5

Between: MetCap Living Management Inc. Landlord

And

Daniel Bridgeland Tenant
Laura Bardi

MetCap Living Management Inc. (the 'Landlord') applied for an order to terminate the tenancy and evict Daniel Bridgeland and LAURA BARDI (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on March 17, 2026.

The Landlord's representative and the Tenant, Daniel Bridgeland, attended the hearing. Mr. Bridgeland appeared on behalf of both Tenants.

Determinations:

1. The Landlord advised the LTB that prior to the hearing the Tenant paid all the rent that was in arrears and all additional rent that would have been due under the tenancy agreement for the period ending February 28, 2026.
2. The Landlord's application for an order terminating the tenancy and evicting the Tenant based upon arrears of rent is discontinued.
3. The missing payment of \$800.00 from July 16, 2025 was found and the Tenant was informed on February 26, 2026 by the Superintendent.
4. Since the Landlord would not have brought the application forward but for the missing payment, I find it appropriate that the Tenant be credited the \$186.00 filing fee.

It is ordered that:

1. The Landlord shall refund to the Tenant the cost of filing the application in the amount of \$186.00 by April 1, 2026.
2. The LTB's file shall be closed.

March 27, 2026

Date Issued

Vanessa Davies

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.