



Amended Order under Section 69
Residential Tenancies Act, 2006
and section 21.1 of the Statutory Powers Procedures Act

File Number: LTB-L-004995-26-AM

In the matter of: 2 AGAVA ST
BRAMPTON ON L7A4S5

Between: Marvelyn Wilson Landlord

And

Dawnicqua Alisa Kemp
Keimora Louise Kemp
Dawn Samanthamoss Kemp

Tenants

Marvelyn Wilson (the 'Landlord') applied for an order to terminate the tenancy and evict Dawnicqua Alisa Kemp, Keimora Louise Kemp and Dawn Samanthamoss Kemp (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on March 23, 2026.

The Landlord, Landlord's legal representative Shannon Issawi, and the Tenant Dawn Samanthamoss Kemp attended the hearing. I was satisfied that Dawn Samanthamoss Kemp was attending on behalf of the other Tenants and had authority to enter into a consent.

At the hearing, the parties consented to the following order. I was satisfied it was an informed consent.

This amended order is issued to correct a clerical error in the order dated March 25, 2026. The amendments are underlined for ease of reference.

It is ordered on consent that:

1. The tenancy between the Landlord and Tenants is terminated on a non-voidable basis May 15, 2026.
2. If the unit is not vacated on or before May 15, 2026, then starting May 16, 2026, the Landlord may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.
3. Upon receipt of this order, the Court Enforcement Office (Sheriff) is directed to give vacant possession of the unit to the Landlord on or after May 16, 2026.

4. The parties agree that the arrears and filing fee owing as of March 31, 2026 total \$32,386.00. If the Tenants vacate the rental unit on or before May 15, 2026, the Landlord agrees to waive all arrears and the filing fee to March 31, 2026. If the Tenants do not vacate the rental unit by May 15, 2026, the full amount of \$32,386.00 will become immediately due and payable to the Landlord.
5. The last month's rent deposit shall be applied to April 2026. If the Tenants vacate the rental unit on or before May 15, 2026, the Landlord agrees to waive the rent for May 1–15, 2026. If the Tenants do not vacate by May 15, 2026, they may be responsible for rent beginning May 1, 2026, for the period during which they continue to occupy the rental unit.

March 25, 2026
Date Issued

Brett Lockwood
Member, Landlord and Tenant Board

March 30, 2026
Date Amended
Order Issued

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.

In accordance with section 81 of the Act, the part of this order relating to the eviction expires on November 15, 2026 if the order has not been filed on or before this date with the Court Enforcement Office (Sheriff) that has territorial jurisdiction where the rental unit is located.

