



**Order under Section 135
Residential Tenancies Act, 2006**

File Number: LTB-T-085305-25

In the matter of: 104, 100 CORTILE PVT
GLOUCESTER ON K1V2S8

Between: Alina Main-Broccoli Tenant
Katherine Main

And

Azucena Quintero Landlord

Alina Main-Broccoli and Katherine Main (the 'Tenant') applied for an order determining that Azucena Quintero (the 'Landlord') collected or retained money illegally.

Mediation was held on April 2, 2026. The following parties participated in the mediation: The Landlord and the Tenant.

The parties consented to the following order. I was satisfied that the parties understood the consequences of their consent.

The parties agreed that:

1. The application is amended to correct the address to 104 -100 Cortile Pvt, Gloucester ON K1V 2S8.
2. The Landlord's Real Estate Brokerage will issue a \$5,990.00 cheque to the Tenant on the Landlord's behalf, mailed to the 206 -1047 Canadian Shield Ave., Kanata, On, K2K 0H4.

It is ordered that:

1. The total amount the Landlord shall pay the Tenant is \$5,990.00 on or before April 24, 2026, which represents first and last months rent deposit.
2. If the Landlord does not pay the Tenant the full amount owing by April 24, 2026, the Landlord will owe interest. This will be simple interest calculated from April 25, 2026 at 4.00% annually on the balance outstanding.
3. This consent order resolves all matters raised in the application and all matters arising from the tenancy. This is a full and final resolution of all issues to the tenancy.

April 8, 2026
Date Issued

Rolland Roopchand
Hearings Officer, 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.