



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

File Number: LTB-T-094158-25

In the matter of: 303, 105 RAGLAN AVE
YORK ON M6C2K7

Between: Rebekah Maria Jolicoeur Alfaro Tenant

And

723132 Ontario Inc. Landlord

Rebekah Maria Jolicoeur Alfaro (the 'Tenant') applied for an order determining that 723132 Ontario Inc. (the 'Landlord') collected or retained money illegally.

The parties attended a hearing on April 13, 2026, by video conference, to which the parties elected to participate in Board facilitated mediation with the assistance of Dispute Resolution Officer (DRO) Roxanne Theriault.

The Tenant and the Landlord's Legal Representative, Matteo Persechini were present.

As a result of the resolution discussion, the parties mutually agreed to resolve all matters at issue in the application and requested an order on consent. I was satisfied that the parties understood the terms and consequences of their consent.

It is ordered on consent that:

1. The total amount the Landlord shall pay the Tenant is \$398.00. This amount represents:
 - \$350.00 for the key deposit
 - \$48.00 for the cost of filing the application.
2. The Landlord shall pay the Tenant the full amount owing by April 30, 2026.
3. If the Landlord does not pay the Tenant the full amount owing by April 30, 2026, the Landlord will owe interest. This will be simple interest calculated from May 1, 2026, at 4.00% annually on the outstanding balance.

April 16, 2026
Date Issued

Roxanne Theriault
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.