



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-095243-25

In the matter of: 72 EDEN DR
BARRIE ON L4N5G8

Between: Coral Charitable Foundation Landlord

And

Shannon Scott Tenant

Coral Charitable Foundation (the 'Landlord') applied for an order to terminate the tenancy and evict Shannon Scott (the 'Tenant') because:

- the Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex has substantially interfered with the reasonable enjoyment or lawful right, privilege or interest of the Landlord or another tenant

The Landlord also claimed compensation for each day the Tenant remained in the unit after the termination date.

This application was heard by videoconference on April 22, 2026.

The Landlord's agent, Angela Lipensky, the Landlord's legal representative, Eric Steiman, and the Tenant attended the hearing.

The parties before the LTB consented to the following order.

It is ordered that:

1. The tenancy between the Landlord and the Tenant is terminated. The Tenant must move out of the rental unit on or before June 30, 2026.
2. The Landlord may file this order with the Court Enforcement Office (Sheriff) at any time 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 July 1, 2026.**

April 28, 2026
Date Issued

Mark Melchers
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.

In accordance with section 81 of the Act, the part of this order relating to the eviction of the Tenant expires on January 1, 2027 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.