



Order under Section 135 Residential Tenancies Act, 2006

File Number: LTB-T-008503-25

In the matter of: 33 DOVESONG DR
BRAMPTON ON L6R1V9

Between: Oyetunde Sanda
Omotola Sanda
Ayooluwatomiwa Sanda

Tenants

And

Felecien Sebera

Landlord

Oyetunde Sanda, Omotola Sanda and Ayooluwatomiwa Sanda (the 'Tenants') applied for an order determining that Felecien Sebera (the 'Landlord') collected or retained money illegally.

This application was scheduled to be heard by videoconference on April 28, 2026. On that date the parties agreed to participate in Board facilitated mediation with the assistance of Dispute Resolution Officer (DRO) Rachael Kukoyi.

The Tenant, Oyetunde Sanda (representing ALL Tenants), the Tenants' Representative, Victor Harbuz, and the Landlord, Felecien Sebera, participated in the mediation.

As a result of the mediation, the parties requested an order on consent and I am satisfied that the parties understand the terms and consequences of their consent, including waiving their right to a hearing on this application.

The Parties Agreed That:

1. The Landlord agrees to pay the Tenants through the e-transfer method to the email: oyetundesanda@gmail.com

It is ordered on consent that:

1. The total amount the Landlord shall pay the Tenants is \$3,000.00. This amount represents the last month rent deposit, interest on the last month rent deposit, key deposit, refund of excess utility fees, and the cost of filing the application.
2. The Landlord shall pay to the Tenants the amount set out in paragraph 1 in accordance with the following schedule:

Amount of Payment	Payment Due Date
\$750.00	May 12, 2026
\$750.00	May 26, 2026
\$750.00	June 9, 2026
\$750.00	June 23, 2026

3. If the Landlord does not make the required payment in accordance with paragraph 2 of this order, the full amount owing under paragraph 1 of this order will immediately become due and owing to the Tenants and the Landlord will start to owe interest. This will be simple interest calculated from the date of breach at 4.00% annually on the balance outstanding.
4. The Tenants have the right, at any time, to collect the full amount owing or any balance outstanding under this order.
5. This order is a full and final settlement of all matters arising from this application.

May 5, 2026
Date Issued

 Rachael Kukoyi
 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.