



**Order under Section 69
Residential Tenancies Act, 2006**

File Number: LTB-L-004561-26

In the matter of: 1392 SNAPDRAGON PVT
EDWARDS ON K0A1V0

Between: Killam Apartment REIT Landlord

And

Monique Oswald Tenant
David Oswald

Killam Apartment REIT (the 'Landlord') applied for an order to terminate the tenancy and evict Monique Oswald and David Oswald (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

Killam Apartment REIT (the 'Landlord') also applied for an order requiring Monique Oswald and David Oswald (the 'Tenant') to pay the Landlord's reasonable out-of-pocket expenses that are the result of the Tenant's conduct or that of another occupant of the rental unit or someone the Tenant permitted in the residential complex. This conduct substantially interfered with the Landlord's reasonable enjoyment of the residential complex or another lawful right, privilege or interest.

Mediation was held on April 27, 2026. The following parties participated in the mediation: The Landlord's representative, Carrie Pyzevas, and the Tenant, David Oswald representing all Tenants.

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

Agreed Facts:

1. The Landlord will waive \$186.00, representing costs for filing the application.

On consent of the parties, it is ordered that:

1. The Tenants shall pay to the Landlord \$366.55, representing out-of-pocket expenses incurred by the Landlord, on or before April 30, 2026.
2. This order on consent is in full and final resolution of this application.

May 11, 2026
Date Issued

Kevin Kordahi
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.