



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

File Number: LTB-L-109198-25

In the matter of: Unit 2, 184 KING ST W
BROCKVILLE ON K6V3R5

Between: Burnbrae Property Holdings 2023 Inc. Landlord

And

Jean Dewey Tenants
Trudy Dewey

Burnbrae Property Holdings 2023 Inc. (the 'Landlord') applied for an order to terminate the tenancy and evict Jean Dewey and Trudy Dewey (the 'Tenants') because:

- the Landlord requires possession of the rental unit in order to demolish the unit (Form N13).

This application was mediated by telephone on May 6, 2026. The Landlord's representative, Emily Dalton, and the Tenants' representative, Cathy J. Easter, attended the telephone mediation session. The parties reached a settlement and requested a consent order. I was satisfied the parties made informed decisions, understanding the terms and consequences.

General Information and agreed facts:

1. The Landlord served the Tenants with a Notice of Termination (Form 13).
2. The current monthly rent is \$1,150.00. Per Diem: \$37.81.
3. The parties agree to terminate the tenancy effective May 31, 2026 with enforcement provisions effective June 1, 2026.
4. The parties agree the Landlord will pay the Tenants \$1,150.00 on or before May 31, 2026 with interest provisions commencing June 1, 2026.
5. The Tenants agree on or before May 31, 2026, to: (1) voluntarily move out of the unit (2) leave the unit in a "broom swept" condition (3) remove all the personal belongings, including the garbage and (4) return the unit keys to the Landlord. The parties will reach out to each other to make arrangements to return the unit key(s).
6. If the Tenants have not vacated the unit by May 31, 2026, the Tenants will be required to pay \$37.81 per diem commencing June 1, 2026.

On consent, it is ordered that:

1. The tenancy between the Landlord and the Tenants is terminated, effective May 31, 2026. The Tenants must move out of the rental unit on or before May 31, 2026.
2. If the unit is not vacated on or before May 31, 2026, then starting June 1, 2026, the Landlord may file this order with the Court Enforcement Office (Sheriff) 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 June 1, 2026.
4. The Tenants shall pay the Landlord compensation of \$37.81 per day for the use of the unit starting June 1, 2026 to the date the Tenant moves out of the unit.
5. The Landlord shall pay the Tenants \$1,150.00 on or before May 31, 2026 with interest provisions commencing June 1, 2026 at the post judgement interest rate of 4.0% annually on any balance owing.

May 21, 2026
Date Issued

Shawn Hayman
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.

In accordance with section 81 of the Act, the part of this order relating to the eviction expires on November 30, 2026 if the order has not been filed with the Court Enforcement Office (Sheriff) that has the territorial jurisdiction where the rental unit is located.