



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

File Number: LTB-L-017958-26

In the matter of: 401, 475 CASTLEGROVE BLVD
LONDON ON N6G3R9

Between: Boardwalk General Partnership Landlord

And

Juliane Richards Tenant

Boardwalk General Partnership (the 'Landlord') applied for an order to terminate the tenancy and evict Juliane Richards (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

A hearing was held by videoconference on May 6, 2026.

The Landlord's Agents, Angie Gallego and Tzuying Peng attended the hearing. The Tenant checked into the hearing on time, and she consulted with Tenant Duty Counsel. However, the matter was mistakenly heard before the Tenant was finished with Tenant Duty Counsel. When the Tenant came into the main hearing room at 10:57 a.m., after the Landlord's agents had left the hearing, she said that she agreed to the order that had been requested by the Landlord's agents.

Agreed Facts:

1. The Tenant overpaid the Landlord all the rent that was in arrears up to May 31, 2026, and her rent account is in a balance of \$76.10.
2. The only amount owing for this application is part of the Landlord's \$186.00 cost of filing the application. As a result, the order will be limited to the remaining costs only, a balance of \$109.90.

It is ordered that:

1. The Tenant shall pay to the Landlord \$109.90, for the balance of the cost of filing the application.

2. If the Tenant does not pay the Landlord the full amount owing on or before May 25, 2026, the Tenant will start to owe interest. This will be simple interest calculated from May 26, 2026, at 4.00% annually on the balance outstanding.

May 14, 2026
Date Issued

Nancy Morris
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.