



**Order under Section 94.7
Residential Tenancies Act, 2006**

File Number: LTB-C-027876-26

In the matter of: 520 WINGALE PVT
Ottawa ON K1T2H4

Between: Wingale Housing Co op Co-op

And

Annick Niragira Co-op Member

Wingale Housing Co op (the 'Co-op') applied for an order to end the occupancy of the member unit and evict Annick Niragira (the 'Co-op Member') because the Co-op Member has persistently failed to pay the regular monthly housing charges on the date they became due and payable.

A Case Management Hearing was held on May 11, 2026. The Co-op's legal representative Marc-Roger Gagné and the Co-op Member Annick Niragira attended. The Case Management Hearing was held solely in French.

The parties reached an agreement and requested an Order on Consent in full and final settlement of the application. I was satisfied that the parties understood the consequences of their consent.

On consent, it is ordered that:

1. The application is amended and Elodie Kakana is removed as a party to this application.
2. The Co-Op Member's occupancy continues if the Co-op Member meets the conditions set out below.
3. Starting June 1, 2026, for a period of 12 consecutive months (until May 1, 2027), the Co-op Member shall pay the regular monthly housing charges in full that becomes due no later than the first day of the month for which the regular monthly housing charges are due.

4. If the Co-op Member fails to comply with the conditions set out in paragraph 3 of this order, the Co-op may apply under section 94.11 of the *Residential Tenancies Act, 2006* (the 'Act') for an order terminating the occupancy and evicting the Co-op Member. The Co-op must make the application within 30 days of a breach of a condition. This application is made to the LTB without notice to the Co-op Member.
5. The Co-op Member shall pay to the Co-op \$186.00 for the cost of filing the application on or before June 15, 2026.
6. If the Co-op Member does not pay the Co-op the full amount owing on or before the Co-op Member will start to owe interest. This will be simple interest calculated from at 4.00% annually on the balance outstanding.

May 25, 2026
Date Issued

Isabelle Bouvier
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.