



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

File Number: LTB-L-046139-26

In the matter of: 606S, 45 RAILROAD ST
BRAMPTON ON L6X1G4

Between: Boardwalk General Partnership Landlord

And

Nicollette Wright-Davy Tenants
Nevlon Davy

Boardwalk General Partnership (the 'Landlord') applied for an order to terminate the tenancy and evict Nicollette Wright-Davy and Nevlon Davy (the 'Tenants') because:

- the Tenants have been persistently late in paying the Tenants' rent.

The Landlord representative Anlly Gallego and the Tenants Nicollette Wright-Davy and Nevlon Davy engaged in private settlement discussions and advised by way of the Online Dispute Resolution Tool on the Tribunals Ontario Portal that the parties had reached an agreement.

The parties Anlly Gallego and the Tenants Nicollette Wright-Davy (representing all Tenants) participated in a videoconference on June 11, 2026 at 1:00 p.m. where the parties requested that Dispute Resolution Officer (DRO) Sarah Harriman issue an order on consent in settlement of all matters raised in the application.

The parties mutually agreed to resolve all matters at issue in this application and requested an order on consent and I am satisfied that the parties understand the consequences of their consent.

Agreed Facts:

1. The Tenants were in possession of the rental unit on the date the application was filed.
2. The Landlord incurred costs of \$186.00 for filing the application and is entitled to reimbursement of those costs.
3. The Tenants have made a payment of \$95.00 for the filing fee on June 5, 2026.

It is ordered on consent that:

1. The tenancy between the Landlord and the Tenants continues if the Tenants meets the conditions set out below.
2. Commencing **July 1, 2026**, the Tenants shall pay the monthly rent on or before the **first (1st)** day of each and every month for a **twelve (12)** month period ending **June 1, 2027**
3. If the Tenants fail to comply with the conditions set out in paragraph **2** of this order, the Landlord may apply under section 78 of the *Residential Tenancies Act, 2006* (the 'Act') for an order terminating the tenancy and evicting the Tenants. The Landlord must make the application within 30 days of a breach of a condition. This application is made to the LTB without notice to the Tenants.
4. The Tenants shall also pay the Landlord the remaining balance of \$91.00 on or before June 19, 2026, for the cost of the application filing fee.

June 19, 2026
Date Issued

Sarah Harriman
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.