



**Order under Section 69 / 89
Residential Tenancies Act, 2006**

File Number: LTB-L-016328-26

In the matter of: 4300 WELDON DR
Ottawa ON K1J8R2

Between: Centa Real Estate Ltd Landlord

And

Joy Okor Tenant

Centa Real Estate Ltd (the 'Landlord') applied for an order to terminate the tenancy and evict Joy Okor (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;
- the Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex has wilfully or negligently caused damage to the premises

Centa Real Estate Ltd (the 'Landlord') applied for an order requiring Joy Okor (the 'Tenant') to pay the Landlord's reasonable out-of-pocket costs the Landlord has incurred or will incur to repair or replace undue damage to property. The damage was caused wilfully or negligently by the Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex.

This application was to be heard by videoconference on June 15, 2026. The Landlord's representative, Trevor Jacquard, the Tenant's representative, Charles Ng, and the Tenant Joy Okor attended the hearing.

The parties elected to participate in Board facilitated mediation with the assistance of Dispute Resolution Officer (DRO) John Russett. The parties agreed to resolve the issues in the Landlord's application and requested the LTB to issue a Consent Order confirming their agreement.

I was satisfied that the parties understood the consequences of the Consent.

The parties agree that:

1. The Tenant was in possession of the rental unit on the date the application was filed.
2. The Landlord has incurred or will incur reasonable costs of \$500.00 to repair the damage or replace property that was damaged and cannot be repaired.

3. The Tenant has no admission of fault.

It is ordered on consent that:

1. The Tenant shall pay to the Landlord \$500.00, which represents the reasonable costs of repairing the damage or replacing the damaged property.
2. The Tenant shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:
 - \$500.00 on or before the fifteenth (15) day of each month starting July 15, 2026 for a period of ten (10) consecutive months until April 15, 2027
3. If the Tenant fails to make any one of the payments in accordance with paragraph 2 of this order, the outstanding balance to be paid by the Tenant to the Landlord pursuant to paragraph 2 shall become immediately due and payable, and the Tenant will start to owe interest. at 4.00% annually on the balance outstanding. This will be simple interest calculated in accordance with the *Courts of Justice Act* on the balance outstanding starting the day following the date of default.

June 18, 2026
Date Issued

John Russett
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.