



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-050444-26

In the matter of: 109, 22 GLADSTONE AVE
BRANTFORD ON N3S1N9

Between: City of Brantford Housing Landlord

And

Carsyn Boilard Tenant

City of Brantford Housing (the 'Landlord') applied for an order to terminate the tenancy and evict Carsyn Boilard (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 parties engaged in the Online Dispute Resolution Tool (ODR) on the Tribunal Ontario Portal and entered settlement discussions and mutually agreed to resolve all matters arising in the application and requested an Order on consent.

The Landlord's agent, Ashley Cordier, the Tenant and Tenant's support, Leanne Rego participated in the mediation on June 29, 2026, by way of video conference. The mediation was facilitated by Cheryl Lavoie, Dispute Resolution Officer with the LTB.

On consent of the parties, it is ordered that:

1. The tenancy between the Landlord and the Tenant continues if the Tenant meets the conditions set out below.
2. For the next 12 months, the Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex shall not engage in any excessive noise including but not limited to loud music, yelling or banging.
3. If the Tenant fails 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 Tenant. 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 Tenant.
4. The Tenant shall also pay to the Landlord \$186.00 for the cost of filing the application within the next 12 months.

June 30, 2026
Date Issued

Cheryl Lavoie
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.