



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

File Number: LTB-L-082151-25

In the matter of: 909, 2350 BIRCHMOUNT RD
SCARBOROUGH ON M1T 3N4

Between: Homestead Land Holdings Limited Landlord

and

Sharon McInnis Tenant

Homestead Land Holdings Limited (the 'Landlord') applied for an order to terminate the tenancy and evict Sharon McInnis (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was scheduled for videoconference on December 22, 2025.

The Landlord's Representative Ashleigh Searles and the Tenant engaged in private settlement discussions on the day of the hearing. Parties reached an agreement and requested an order on consent. The Tenant received legal advice about this application.

I am satisfied that the parties understand the consequences of their consent, including waiving their right to a hearing on this application.

Agreed Facts:

- 1) The current rent is \$1,545.94. It is due on the 1st day of each month.
- 2) The Tenant has paid \$6,758.00 to the Landlord since the application was filed.
- 3) The rent arrears owing to December 31, 2025 are \$(33.01).
- 4) The Landlord incurred costs of \$186.00 for filing the application and is entitled to reimbursement of those costs.

It is ordered on consent of the parties that:

1. The Tenant shall pay to the Landlord \$152.99 for the remaining cost of filing the application.

2. If the Tenant does not pay the Landlord the full amount owing on or before January 31, 2026, the Tenant will start to owe interest. This will be simple interest calculated from February 1, 2026 at 4.00% annually on the balance outstanding.
3. This order is in full and final settlement of this application.

January 5, 2026
Date Issued

Denise Hannivan
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.