



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

File Number: LTB-L-083108-25

In the matter of: 7, 333 HOME STREET
STRATFORD ON N5A2A5

Between: SIGNET GROUP INC. Landlord

And

OWEN AINGER Tenant
TYLA RICHARDS

SIGNET GROUP INC. (the 'Landlord') applied for an order to terminate the tenancy and evict OWEN AINGER and TYLA RICHARDS (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on January 5, 2026.

The Landlord's legal representative, Sean Beard attended the hearing.

Both Tenants attended the hearing.

The parties consented to the following order in full and final satisfaction of all issues in this application up to the day of the hearing. This is a non voidable order for termination of the tenancy on the consent of the parties. I am satisfied the parties understood the terms. In particular, I was satisfied that the Tenant understood the consequence of agreeing to terminate the tenancy. Given the mutual agreement to terminate the tenancy, there is no opportunity to void the order for termination by paying the outstanding arrears.

On consent it is ordered that:

1. The tenancy between the Landlord and the Tenant is terminated. The Tenant must move out of the rental unit on or before January 17, 2026.
2. The Tenant shall pay to the Landlord, \$10,008.96 which represents the arrears of rent and daily compensation (calculated as \$70.84) in the amount of \$9,822.96 (from October 1, 2025 up to January 17, 2026) and costs \$186.00 to January 17, 2026.

3. If the Tenant does not pay the Landlord the full amount owing on or before January 17, 2026 the Tenant will start to owe interest. This will be simple interest calculated from January 18, 2026 at 4.00% annually on the balance outstanding.
4. If the unit is not vacated on or before January 17, 2026 then starting January 17, 2026 the Landlord may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.
5. Upon receipt of this order, the Court Enforcement Office (Sheriff) is directed to give vacant possession of the unit to the Landlord on or after January 17, 2026.
6. The Tenant shall also pay the Landlord compensation of \$70.84 per day for the use of the unit starting January 17, 2026 until the date the Tenant moves out of the unit.

January 8, 2026
Date Issued

Greg Brocanier
Member, 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.

In accordance with section 81 of the Act, the part of this order relating to the eviction expires on July 18, 2026 if the order has not been filed on or before this date with the Court Enforcement Office (Sheriff) that has territorial jurisdiction where the rental unit is located.