



**Amended Order
Order under Section 69
Residential Tenancies Act, 2006
Section 21.1 of the Statutory Powers Procedure Act**

File Number: LTB-L-082963-25

In the matter of: 302, 54 PRIMROSE AVE E
OTTAWA ON K1R6L9

Between: CENTRETOWN CITIZENS OTTAWA CORPORATION Landlord

And

Leo Ngatia Tenant

This amended order is issued to correct a clerical error in the original order issued on December 23, 2025.

CENTRETOWN CITIZENS OTTAWA CORPORATION (the 'Landlord') applied for an order to terminate the tenancy and evict Leo Ngatia (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

The application was scheduled to be heard by video conference on December 16, 2025. Before the start of the hearing, the Landlord's Representative, Ophnie Dupuy and the Tenant advised that the parties had reached an agreement.

The parties requested that Dispute Resolution Officer (DRO) Sarah Visnovec issue an order on consent to resolve all matters raised in the application.

Upon reviewing the terms of the consent with the parties, I was satisfied that the parties understood the terms and consequences of their consent.

On consent, it is ordered that:

1. The Tenant shall pay to the Landlord **\$3,451.00**, which represents the arrears of rent (\$3,265.00) and costs (\$186.00) outstanding for the period ending December 31, 2025.
2. The Tenant shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:

- a) \$76.00 on or before January 1, 2026; and
 - b) \$75.00 on or before the 1st day of each month starting February 2026, through to and including October 1, 2029.
3. The Tenant shall also pay the Landlord the rent in full, on or before the first day of each corresponding month for the months of January 2026 to October 2029, or until there are no arrears owing, whichever comes first.
4. If the Tenant fails to make any one of the payments in accordance with this order, the outstanding balance of any arrears of rent and costs to be paid by the Tenant to the Landlord pursuant to paragraph 1 of this order shall become immediately due and owing and the Landlord may, without notice to the Tenant, apply to the LTB within 30 days of the Tenant's breach pursuant to section 78 of the Act for an order terminating the tenancy and evicting the Tenant and requiring that the Tenant pay any new arrears, NSF fees and related charges that became owing after December 31, 2025.

December 23, 2025
Date Issued

Sarah Visnovec
Hearings Officer, Landlord and Tenant Board

January 13, 2026
Date Amended

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.