



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

File Number: LTB-L-087584-25

In the matter of: 902, 3085 QUEEN FREDERICA DR
MISSISSAUGA ON L4Y3A4

Between: RENTPEDIA INC Landlord

And

FERNEY POVEDA VANEGAS Tenants
LEIDY JOHANNA BELTRAN RUIZ
MILLER HASLEY POVEDA VANEGAS

RENTPEDIA INC (the 'Landlord') applied for an order to terminate the tenancy and evict FERNEY POVEDA VANEGAS, LEIDY JOHANNA BELTRAN RUIZ and MILLER HASLEY POVEDA VANEGAS (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

This application was heard by videoconference on January 7, 2026, where the parties elected to participate in a Board facilitated mediation with the assistance of a Dispute Resolution Officer (DRO).

The Landlord's agent, Jane Seale and the Tenants participated in mediation. The parties agreed to resolve all matters raised in the application and requested an order on consent.

I am satisfied that the parties understand the terms and consequences of their consent.

Agreed Facts:

1. The Tenants were in possession of the rental unit on the date the application was filed.
2. The Tenants vacated the rental unit on October 20, 2025. Rent arrears are calculated up to the date the Tenant vacated the unit
3. The lawful rent is \$2,345.92. It was due on the 1st day of each month.
4. The Landlord collected a rent deposit of \$2,299.00 from the Tenants and this deposit is still being held by the Landlord. The rent deposit is applied to the arrears of rent because the tenancy terminated.

5. Interest on the rent deposit, in the amount of \$67.09 for the period from November 1, 2024, to October 20, 2025, is applied to the arrears of rent.
6. The parties agreed that the Tenants will pay the Landlord \$1,432.92 as full and final settlement for outstanding rent arrears. This payment will be made via electronic transfer to: rpm@rentpedia.ca.

It is ordered on consent that:

1. The tenancy between the Landlord and the Tenants is terminated as of October 20, 2025, the date the Tenants moved out of the rental unit.
2. The Tenants shall pay to the Landlord \$1,432.92 in accordance with the following schedule:
 - \$716.46 on or before January 30, 2026.
 - \$716.46 on or before February 27, 2026.
3. If the Tenants fail to make a payment in accordance with paragraph 2 of this order, the balance becomes due and payable immediately and simple interest will be calculated as per the *Courts of Justice Act* on any balance outstanding.

January 13, 2026
Date Issued

Oluwatobi Abobarin
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.