



Order under Section 69 Residential Tenancies Act, 2006

Citation: PELA Social Services v Whitstone, 2026 ONLTB 3946

Date: 2026-01-22

File Number: LTB-L-086478-25

In the matter of: 132 PETRI ST
NAPANEE ON K7R4A6

Between: PELA Social Services Landlord

And

Mika Whitstone Tenant

PELA Social Services (the 'Landlord') applied for an order to terminate the tenancy and evict Mika Whitstone (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on January 6, 2026.

The Landlord and the Tenant attended the hearing.

The parties before the LTB consented to the following order:

It is ordered on consent that:

1. The Tenant shall pay to the Landlord \$1,744.00 for arrears of rent up to January 31, 2026, and the cost of filing the application, \$186.00.
2. The Tenant shall pay all arrears owing up by January 31, 2026 and also pay to the Landlord new rent on time and in full as it comes due and owing for the period starting February 1, 2026.
3. 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 January 31, 2026.

January 22, 2026
Date Issued

Vanessa Davies
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.