



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-072112-25

In the matter of: B, 63 Stanley
Cambridge ON N1S2A7

Between: Jennifer Watson Landlord

And

Robert Vacon Tenant

Jennifer Watson (the 'Landlord') applied for an order to terminate the tenancy and evict Robert Vacon (the 'Tenant') because the Landlord in good faith requires possession of the rental unit for the purpose of residential occupation for at least one year.

Prior to the videoconference hearing on January 7, 2026 the parties elected to participate in Board facilitated mediation with the assistance of a Dispute Resolution Officer (DRO).

The Landlord's Representative, Carson Frankum, the Landlord, and the Tenant's Representative, Robert Vacon, participated in the mediation.

The parties agreed to resolve all matters raised in the application and requested an order on consent. I am satisfied that the parties understood the terms and consequences of their consent.

The parties agree that:

- A. The Tenants acknowledge receipt of compensation from the Landlord as required under section 48.1 of the *Residential Tenancies Act, 2006* (the "Act").
- B. The Landlord collected a Last Month Rent deposit (the "deposit") of \$650.00 from the Tenant on January 18, 2018 and this deposit is still being held by the Landlord. The rent deposit will be applied for the month of April 2026, which is the last month of the tenancy.
- C. Interest on the deposit from January 18, 2018 to January 7, 2026 amounts to \$82.20.
- D. Interest on the deposit, amounting to \$82.20, will be deducted from the rent for the month of January, 2026.
- E. The current lawful rent is \$705.00.

F. The Tenant shall pay the rent for January 2026 on or before January 9, 2026.

It is ordered on consent that:

1. The tenancy between the Landlord and the Tenant is terminated. The Tenant must move out of the rental unit on or before April 30, 2026.
2. If the unit is not vacated on or before April 30, 2026, then starting May 1, 2026, the Landlord may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.
3. 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 May 1, 2026.
4. The Landlord is waiving rent for the months of February and March 2026.

January 12, 2026
Date Issued

Monica Dairo
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.

In accordance with section 81 of the Act, the part of this order relating to the eviction of the Tenant expires on November 1, 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.