



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-087684-25

In the matter of: MAIN, 11 PEEL ST
BARRIE ON L4M3K7

Between: CARADEN MANAGEMENT INC.

Landlord

And

JORDAN BRADBURY
BAILEY GRAY

Tenants

CARADEN MANAGEMENT INC. (the 'Landlord') applied for an order to terminate the tenancy and evict JORDAN BRADBURY and BAILEY GRAY (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

This application was heard by videoconference on January 19, 2026. The Landlord's legal representative, Sophia Lavimodiere and the Tenants attended the hearing.

The parties resolved their matter directly without mediation services. Based on the resolution, the parties requested an order on consent.

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

It is ordered on consent that:

1. The Tenants shall pay to the Landlord \$10,586.00 which represents \$10,400.00 for arrears of rent and costs of \$186.00 for the period ending January 31, 2026.
2. The Tenants shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:
 - \$500.00 on or before the 1st day of each month in 21 equal payments commencing February 1, 2026, up to and including October 1, 2027.
 - \$86.00 on or before November 1, 2027.
3. The Tenants shall also pay to the Landlord new rent on time and in full as it comes due and owing for the period February 1, 2026, to November 1, 2027, or until the arrears are paid in full, whichever date is earliest.

4. If the Tenants fail 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 Tenants to the Landlord pursuant to paragraph 1 of this order shall become immediately due and owing and the Landlord may, without notice to the Tenants, apply to the LTB within 30 days of the Tenants breach pursuant to section 78 of the Act for an order terminating the tenancy and evicting the Tenants and requiring that the Tenants pay any new arrears, NSF fees and related charges that became owing after January 31, 2026.

January 20, 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.