



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

File Number: LTB-L-077900-25 AM

In the matter of: 431 OLD HAMBURG RD
NAPANEE ON K7R3K7

Between: Barbara MacLean Landlord

And

Brandon Benjamin Tenant

This amended order is issued to correct an error in the first paragraph of the introduction section of the original order issued on January 16, 2026. The amendment has been bolded and underlined for easy reference. The rest of the order remains unchanged.

Barbara MacLean (the 'Landlord') applied for an order to terminate the tenancy and evict Brandon Benjamin (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.**

This application was scheduled to be heard by videoconference on January 14, 2026. On that date the parties agreed to participate in Board facilitated mediation with the assistance of Dispute Resolution Officer (DRO) Rachael Kukoyi.

The Landlord, Barbara MacLean, the Landlord's Support, Andrea MacLean, the Tenant, Brandon Benjamin, and the Tenant's Representative, Ian MacInnis, participated in the mediation.

As a result of the mediation, the parties requested an order on consent and I am satisfied that the parties understand the terms and consequences of their consent, including waiving their right to a hearing on this application.

The Parties Agreed That:

1. As of the hearing date, the Tenant was still in possession of the rental unit.
2. The lawful rent is \$900.00. It is due on the 1st day of each month.
3. Based on the Monthly rent, the daily rent/compensation is \$29.59. This amount is calculated as follows: \$900.00 x 12, divided by 365 days.

4. The Landlord agrees to waive any rent arrears owing till November 30, 2025.
5. There is no last month's rent deposit.
6. The Landlord compensated the Tenant an amount equal to one month's rent on September 3, 2025.

It is ordered on consent that:

1. The tenancy between the Landlord and the Tenant is terminated and the Tenant must move out of the rental unit on or before June 30, 2026.
2. If the unit is not vacated on or before June 30, 2026, then starting July 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 July 1, 2026.
4. The Tenant shall also pay the Landlord compensation of \$29.59 per day for the use of the unit starting December 1, 2025, until the date the Tenant moves out of the unit.
5. If the Tenant does not pay the Landlord the full amount owing on or before June 30, 2026, the Tenant will start to owe interest. This will be simple interest calculated from July 1, 2026, at 4.00% annually on the balance outstanding.

January 16, 2026

Date Issued

Rachael Kukoyi

Hearings Officer, Landlord and Tenant Board

January 23, 2026

Date Order Amended

Rachael Kukoyi

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 expires on January 1, 2027, 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.