



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

File Number: LTB-L-107526-25

In the matter of: Unit 2, 4575 HOMEWOOD AVE
NIAGARA FALLS ON L2E4X9

Between: Bryce Andrew Delyea Landlord

And

Jason Oliver Bryant Tenant

Bryce Andrew Delyea (the 'Landlord') applied for an order to terminate the tenancy and evict Jason Oliver Bryant (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

The application was scheduled to be heard on January 15, 2026, by video conference, at which the parties decided to participate in Board facilitated mediation with the assistance of Dispute Resolution Officer/Hearings Officer, Maryam Cooper.

The Landlord and the Tenant were present.

As a result of the mediation the parties mutually agreed to resolve all matters at issue in the application and requested an order on consent and I am satisfied that the parties understand the consequences of their consent.

It is agreed that:

The Landlord waived the application filing fee.

It is ordered on consent that:

1. The Tenant shall pay to the Landlord \$1,773.00. This amount represents arrears of rent up to January 31, 2026, and the application filing fee has been waived by the Landlord.
2. The Tenant shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:
 - \$1,773.00 on or before January 22, 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 21, 2026
Date Issued

Maryam Cooper
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.