



**Order under Section 21.2 of the
Statutory Powers Procedure Act and the
Residential Tenancies Act, 2006**

File Number: LTB-L-053309-25-RV

In the matter of: 405, 50 YOUNG ST
HAMILTON ON L8N1V2

Between: Greenwin Corp. Landlord

And

MARK BOUCHARD Tenants
Daniel PETRE

Review Order

Greenwin Corp. (the 'Landlord') applied for an order to terminate the tenancy and evict MARK BOUCHARD and Daniel PETRE (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

This application was resolved by order LTB-L-053309-25 issued on September 12, 2025.

On October 31, 2025, the Tenants requested a review of the order and that the order be stayed until the request to review the order is resolved. The Tenants alleged that they were not reasonably able to participate in the proceeding.

On November 3, 2025, interim order LTB-L-053309-25-RV-IN was issued, staying the order issued on September 12, 2025.

This application was heard by videoconference on January 20, 2026. The Landlord's Legal Representative, K. Govereh, the Tenants' Legal Representative, M. Menzildzic, and the Tenants attended the hearing.

The parties mutually agreed to resolve all matters at issue in the application and requested an order on consent. I was satisfied that the parties understood the consequences of the joint submission.

On consent of the parties, it is ordered that:

1. The request to review order LTB-L-053309-25 issued on September 12, 2025, is granted. The order cannot be enforced by the Landlord.
2. The interim order issued on November 3, 2025, is cancelled, and replaced by this order.
3. The Tenants shall pay to the Landlord \$7,583.97, which represents the arrears of rent and costs outstanding for the period ending January 31, 2026.

4. The Landlord's application for eviction of the Tenants is denied on the condition that:

- (a) The Tenants shall make the following payments to the Landlord in respect of the monies owing under paragraph 3 of this order:

Date Payment Due	Amount of Payment
For the period commencing February 2026 and continuing to June 2026	\$500.00 on the 1 st day of each consecutive month (costs and arrears)
On or before July 1, 2026	\$5,083.97 (balance of arrears)

- (b) The Tenants shall also pay the Landlord the rent for the months of February 2026 up to and including July 2026 in full, on or before the first day of each corresponding month.

5. If the Tenants fail to make any of the payments in accordance with paragraph 4, and by the dates required, then:

- (a) The Landlord may apply under section 78 of the *Residential Tenancies Act, 2006* (the 'Act') for an order terminating the tenancy and evicting the Tenant, and for the payment of any new arrears of rent and NSF charges not already ordered under paragraph 3 of this order. The Landlord must make the application within 30 days of a breach of a condition set out in paragraph 4 of this order.
- (b) The balance owing under paragraph 3 of this order shall become payable on the day following the date of default. The monies owing shall bear interest at the post-judgment interest rate determined under subsection 207(7) of the Act.

January 23, 2026
Date Issued

Jitewa Edu
Member, Landlord and Tenant Board

15 Grosvenor Street, Ground Floor
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If you have any questions about this order, call 416-645-8080 or toll free at 1-888-332-3234.