



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-103469-25

In the matter of: 509, 248 BRITTANY DR
OTTAWA ON K1K4R2

Between: LIUNA Non Profit Housing Corp

Landlord

And

Randy Gray
Mary Jane Gray

Tenant

LIUNA Non Profit Housing Corp (the 'Landlord') applied for an order to terminate the tenancy and evict Randy Gray and Mary Jane Gray (the 'Tenant') because:

- the Tenant has been persistently late in paying the Tenant's rent.

Prior to the videoconference hearing on January 26, 2026 the parties elected to participate in Board facilitated mediation with the assistance of a Dispute Resolution Officer (DRO).

The Landlord's Representative, Trevor Jacquard, and the Tenant's Representative, Sarah Sproule, 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.

On consent of the parties, it is ordered that:

1. The tenancy between the Landlord and the Tenant continues if the Tenant meets the conditions set out below.
2. For a period of **twelve (12) months** from **February 1, 2026 until and including January 1, 2027**, the Tenant shall pay rent in full and on time by the first (1st) day of the month.
3. If the Tenant fails to comply with the conditions set out in paragraph 2 of this order, 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. The Landlord must make the application within 30 days of a breach of a condition. This application is made to the LTB without notice to the Tenant.

4. The Tenant shall also pay to the Landlord \$186.00 for the cost of filing the application in accordance with the following schedule:

AMOUNT DUE	DUE DATE
\$15.50	On or before the 20th day of the month for a period of 12 months from <u>February 20, 2026 until and including January 20, 2027.</u>

5. If there is a breach in payment, the balance becomes due and payable immediately and simple interest will be calculated as per the *Courts of Justice Act* on any balance outstanding.

January 30, 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.