



**January 29, 2026**

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

**File Number:** LTB-L-091195-25

**In the matter of:** 1504, 5 KINGS CROSS RD  
BRAMPTON ON L6T3X6

**Between:** CAPREIT LIMITED PARTNERSHIP

Landlord

**And**

JEREMY STEPHENSON  
SHEAMAR JEROME STEPHENSON

Tenant

CAPREIT LIMITED PARTNERSHIP (the 'Landlord') applied for an order to terminate the tenancy and evict JEREMY STEPHENSON and SHEAMAR JEROME STEPHENSON (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on January 21, 2026.

The Landlords Legal Representative Geoff Paine and the Tenants attended the hearing.

The parties requested that Dispute Resolution Officer (DRO) Jennifer Buckminster provide assistance in finalizing the terms and issue an order on consent to resolve all matters raised in the application.

Upon reviewing the terms of the consent with the parties, I was satisfied that the parties understood the terms and consequences of their consent.

**It is ordered on consent that:**

1. The Tenants shall pay to the Landlord \$6355.60 for arrears of rent up to January 31, 2026, and costs.
2. The Tenants shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:

| <b>Date Payment Due</b> | <b>Amount of Payment</b> |
|-------------------------|--------------------------|
| February 15, 2026       | \$3200.00                |
| March 15, 2026          | \$3155.60                |

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 March 1, 2026, 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 #2 #3 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 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 date arrears run to.

**January 29, 2026**  
**Date Issued**

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**Jennifer Buckminster**  
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.