



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-035828-25

In the matter of: 136959 LINE 13
ST MARYS ON N4X1C7

Between: Margaret van nes Landlord

And

Ben Hayes Tenant
Cassandra Frampton

Margaret van nes (the 'Landlord') applied for an order to terminate the tenancy and evict Ben Hayes and Cassandra Frampton (the 'Tenant') because:

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

The application was scheduled to be heard on September 25, 2025, by video conference, at which the parties decided to participate in Board facilitated mediation with the assistance of Dispute Resolution Officer/Hearings Officer, Michelle Forrester.

The Landlord and Tenant, Cassandra Frampton, attended the hearing. Cassandra Frampton also represented Ben Hayes.

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.

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:
 - a) For a period of twelve consecutive months, starting on October 1, 2025, the Tenant shall pay the lawful monthly rent to the Landlord in full and on or before the first day of each month.
2. If the Tenant fails to comply with the conditions set out in paragraph #1 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.

January 29, 2026
Date Issued

Michelle Forrester
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.