



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

File Number: LTB-L-096737-25

In the matter of: 273 WELLINGTON ST E
BARRIE ON L4M2E4

Between: Diane Hedderson Landlord

And

Merry-Lyn Roe Tenant
David Weston

Diane Hedderson (the 'Landlord') applied for an order to terminate the tenancy and evict Merry-Lyn Roe and David Weston (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on January 28, 2026.

The Landlord and the Tenants attended the hearing.

Through mediation, the parties consented to the following order. I was satisfied that the parties understood and agreed to the terms below.

It is ordered on consent that:

1. The Tenants shall pay to the Landlord \$4,922.00 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:
 - a) \$351.60 on or before the 16th day of each month commencing February 16, 2026 and concluding February 16, 2027.
 - b) \$351.20 on or before March 16, 2027.
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 31, 2027, 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 1 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 Tenants' breach pursuant to section 78 of the Act for an order terminating the tenancy and evicting the Tenants and requiring that the Tenants pay any new arrears, NSF fees and related charges that became owing after January 31, 2026.

February 5, 2026
Date Issued

Andrew Rowell
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.