



**Order under Section 94.7
Residential Tenancies Act, 2006**

File Number: LTB-C-099116-25

In the matter of: 22, 311 WASHBURN WAY
SCARBOROUGH ON M1B3V6

Between: Art Burke Housing Co-op Co-op

And

Sandy Edwards Co-op Member
~~Tyrone Clarke~~

Art Burke Housing Co-op (the 'Co-op') applied for an order to end the occupancy of the member unit and evict Sandy Edwards and ~~Tyrone Clarke~~ (the 'Co-op Member') because the Co-op Member did not pay the regular monthly housing charges that the Co-op Member owes and because the Co-op Member has been persistently late in paying the Co-op Member's regular monthly housing charges.

A Case Management Hearing was held on February 2, 2026.

Property Manager, Priya Patterson, and Legal Representative, Marie Galewski, attended for the Art Burke Housing Co-op. The Co-op Member, Sandy Edwards, also attended the hearing.

The parties agree that:

1. As of the hearing date, the Co-op Member was still in possession of the member unit.
2. The regular monthly housing charge is \$1,293.00. It is due on the first day of each month.
3. The Co-op Member has paid \$6,071.75 to the Art Burke Housing Co-op since the application was filed.
4. The regular monthly housing charges owing to February 28, 2026 are \$1,679.00.
5. The Co-op incurred costs of \$186.00 for filing the application and is entitled to reimbursement of those costs.
6. Tyrone Clarke will be removed as a Co-op Member.

It is ordered on consent that:

1. Tyrone Clarke shall be removed as a Co-op Member.

2. The Co-op Member's occupancy is terminated unless the Co-op Member voids this order.
3. The Co-op Member shall pay to Art Burke Housing Co-op \$1,679.00 for arrears of housing charges to February 28, 2026, which includes the application filing fee of \$186.00.
4. The Co-op Member shall pay to Art Burke Housing Co-op the amount set out in paragraph 3 in accordance with the following schedule:
 - \$466.25 on or before the twentieth (20) day of each month starting March 20, 2026 for a period of four (4) consecutive months until June 20, 2026.
5. The Co-op Member shall also pay to the Art Burke Housing Co-op new rent on time and in full as it comes due and owing for the period March 1, 2026 for a period of sixteen (16) consecutive months until June 1, 2027.
6. If the Co-op Member fails to make any one of the payments in accordance with paragraphs 4 or 5 of this order, the outstanding balance of any of housing charges and costs to be paid by Co-op Member to the Art Burke Housing Co-op pursuant to paragraph 4 of this order shall become immediately due and owing and the Art Burke Housing Co-op may, without notice to the Co-op Member apply to the Landlord and Tenant Board within 30 days of the Co-op Member's breach pursuant to section 94.11 of the Act for an order terminating the tenancy and evicting the Co-op Member and requiring that the Co-op Member to pay any housing charges, NSF fees and related charges that became owing after February 28, 2026.

February 4, 2026
Date Issued

John Russett
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.