



**Order under Section 78(11)
Residential Tenancies Act, 2006**

File Number: LTB-L-107813-25-SA

In the matter of: 191 STEVEN CRT
ESSEX ON N8M2A8

Between: YUKON PROPCO L.P. Landlord

And

CHRISTINE SOUTHERN Tenant

YUKON PROPCO L.P. (the 'Landlord') applied to the Landlord and Tenant Board ('LTB') for an order to terminate the tenancy and evict CHRISTINE SOUTHERN (the 'Tenant') and for an order to have the Tenant pay the rent they owe because the Tenant did not meet a condition specified in the order issued by the LTB on October 1, 2025 with respect to application LTB-L-060715-25.

Application LTB-L-060715-25 was an L1 application based on a N4 notice for non-payment of rent. The parties entered into a consent agreement to resolve the application, and the Consent Order was issued October 1, 2025.

The Landlord filed this L4 application, LTB-L-107813-25, on December 22, 2025.

The Landlord's application was resolved by order LTB-L-107813-25, issued on January 8, 2026. This order was issued without a hearing being held.

The Tenant filed a motion to set aside order LTB-L-107813-25 on January 15, 2026. A stay was placed on the order on January 16, 2025, and a hearing was scheduled to decide the motion.

This motion was scheduled to be heard by videoconference on February 3, 2026. Crystal Hosannah, Licenced Paralegal, represented the Landlord. The Tenant was present and self-represented.

The parties resolved the application and requested the LTB issue an Order on consent confirming their agreement. I, as Dispute Resolution Officer and Hearing Officer, am satisfied that the parties understood the terms of their consent as set out in the Order below.

The parties agreed that:

- a. The Landlord consents to the Tenant's motion to set aside order LTB-L-107813-25.
- b. The parties agreed that the original order, LTB-L-060715-25, will be amended.
- c. The monthly rent effective January 1, 2026, is \$515.35.

On consent of the parties, it is ordered that:

1. Order LTB-L-107813-25, issued on January 8, 2026, is set aside and cannot be enforced.
2. The previous order issued on October 1, 2025 with respect to LTB-L-060715-25 is replaced by paragraph 3 to 8 of this order.
3. The Tenant shall pay to the Landlord \$5,248.31. This amount represents \$5,062.31 for arrears of rent up to February 28, 2026, and \$186.00 for the application filing fee (costs).
4. The Tenant shall pay to the Landlord the amount set out in paragraph 3 in accordance with the following schedule:

Date of Payment	Payment Amount
February 6, 2026	\$700.00
February 20, 2026	\$700.00
March 6, 2026	\$700.00
March 20, 2026	\$700.00
April 3, 2026	\$700.00
April 15, 2026	\$1,748.31

5. The Tenant shall pay to the Landlord the lawful monthly rent for March 2026, on or before March 2, 2026.
6. The Tenant shall pay to the Landlord the lawful monthly rent for April 2026, on or before April 3, 2026.
7. The payments outlined in paragraph 5 and 6 above, are required as long as the arrears have not been paid in full before the due date of the rent.
8. If the Tenant fails 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 Tenant to the Landlord pursuant to paragraph 3 of this order shall become immediately due and owing and the Landlord may, without notice to the Tenant, 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 February 28, 2026.

February 10, 2026
Date Issued

Joanne Lolato
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.