



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

File Number: LTB-L-101239-25

In the matter of: 6, 320 Lake Street
Pembroke ON K8A5M2

Between: Stephanie Waito Landlord

And

Salced Rothwell
Gavin Rothwell Tenants

Stephanie Waito (the 'Landlord') applied for an order to terminate the tenancy and evict Salced Rothwell and Gavin Rothwell (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

The application was heard by videoconference on February 12, 2026. The Landlord the Tenant Salced Rothwell attended the hearing. Tenant Salced Rothwell confirmed that she had authorization to act on behalf of Tenant Gavin Rothwell.

Before the start of the hearing, the parties advised that they had reached an agreement. As a result of the resolution discussion, the parties mutually agreed to resolve all matters at issue in the application and requested an order on consent. 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 \$ 7,886.00 which represents arrears of rent (\$7,700.00) plus the application filing fee (\$186.00) for the period ending February 28, 2026.
2. The Tenants shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:
 - Payments of \$300.00 on or before the 20th day of each month starting on March 20, 2026, and continuing each month until April 20, 2028; and
 - a final payment of \$85.00 on or before May 20, 2028.
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 March 1, 2026 to May 1, 2028, 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 February 28, 2026.

February 20, 2026

Date Issued

Sandra Sabourin

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.