



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

File Number: LTB-L-049957-25

In the matter of: 35 Prince Street PO BOX 153
Minden ON K0M2K0

Between: Ontario Aboriginal Housing Services Landlord

And

Susan Hosken (Azevedo), Tenants
Antany Azevedo
Gregory Miller

Ontario Aboriginal Housing Services (the 'Landlord') applied for an order to terminate the tenancy and evict Susan Hosken (Azevedo), Antany Azevedo and Gregory Miller (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

The application was scheduled to be heard on February 12, 2026, 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's Agent, Angela Parenteau, the Tenants Gregory Miller and Susan Hosken (Azevedo), and the Tenants Representative, Stephanie Boomhour, on behalf Antany Azevedo, were present.

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 Tenants shall pay to the Landlord \$5,581.00. This amount represents \$5,395.00 for arrears of rent up to February 28, 2026, and \$186.00 for the application filing fee.
 - a) The Tenants shall pay \$801.00 towards arrears of rent on or before March 31, 2026.
 - c) The Tenants shall pay \$2,574.00 towards arrears of rent on or before May 31, 2026.
 - d) The Tenants shall pay \$100.00 towards arrears of rent on or before the 20th day of each month, beginning March 20, 2026, up to and including November 20, 2028.
 - e) The Tenants shall also pay the remaining balance of \$106.00 on or before December 20, 2028.

3. The Tenants shall also pay to the Landlord new lawful rent on time and in full as it comes due and owing on the first day of each month from March 1, 2026, to December 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 Tenantss' 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 19, 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.