



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

File Number: LTB-L-102522-25

In the matter of: 2, 34 Douro Street
Stratford Ontario N5A3R3

Between: Merlin Linares Landlords
Belinda Linares

And

Randi-Lee Huston aka Houston Tenants

Merlin Linares and Belinda Linares (the 'Landlords') applied for an order to terminate the tenancy and evict Randi-Lee Huston (the 'Tenant') because the Tenant did not pay the rent that the Tenant owe.

The application was scheduled to be heard on February 12, 2026, by video conference, at which time the parties decided to participate in Board facilitated mediation with the assistance of Dispute Resolution Officer/Hearings Officer, Michelle Forrester.

The Landlord, Merlin Linares, and the Tenant, Randi-Lee Huston aka Houston, were present.

The Tenant did not speak with Tenant Duty Counsel prior to mediation.

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 application shall be amended to remove "Brooklyn Huston aka Houston" as a Tenant.
2. The Tenant shall pay to the Landlords **\$1,702.97**. This amount represents \$1,516.97 for arrears of rent up to February 28, 2026, and \$186.00 for the application filing fee.
3. The Tenant shall pay to the Landlords the amount set out in paragraph 2 in accordance with the following schedule:

Date of Payment	Payment Amount
February 17, 2026	\$950.00
February 20, 2026	\$200.00

March 20, 2026	\$200.00
April 20, 2026	\$200.00
May 20, 2026	\$152.97

3. The Tenant shall also pay to the Landlords new rent on time and in full as it comes due and owing for the period March 2026, to May 2026, in accordance with the following schedule:
 - a. Rent for March 2026, on or before March 3, 2026.
 - b. Rent for April 2026, on or before April 1, 2026.
 - c. Rent for May 2026, on or before May 1, 2026.
4. If the Tenant 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 Tenant to the Landlords pursuant to paragraph 2 of this order shall become immediately due and owing and the Landlords may, without notice to the Tenants, 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 18, 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.