



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-002207-26

In the matter of: 1823 FOUR MILE CREEK RD
NIAGARA ON THE LAKE ON L0S1J0

Between: Stefan Regier Landlords
Michelle Reynolds

And

David J. Paget Tenants
Joy E. Paget

Stefan Regier and Michelle Reynolds (the 'Landlords') applied for an order to terminate the tenancy and evict David J. Paget and Joy E. Paget (the 'Tenants') because the Tenants have been persistently late in paying the Tenants rent.

The Landlords also claimed compensation for each day the Tenants remained in the unit after the termination date.

This application was heard by videoconference on February 17, 2026, where the parties elected to participate in a Board facilitated online dispute resolution mediation with the assistance of a Dispute Resolution Officer (DRO).

The Landlords legal representative, Cassandra Rachelle Lalee and the Tenant, David J. Paget participated in mediation. The parties agreed to resolve all matters raised in the application and requested an order on consent. As a result of this consent order, the hearing originally scheduled for February 18, 2026, is cancelled.

I am satisfied that the parties understand the terms and consequences of their consent.

Agreed Facts:

1. The Landlords agree to waive half of the cost for filing the application.

On consent of the parties, it is ordered that:

1. The tenancy between the Landlords and the Tenants continues if the Tenants meet the condition set out below.
2. The Tenants shall pay to the Landlords the lawful monthly rent due on time and in full for a period of 12 months commencing March 1, 2026, up to and including February 1, 2027.

3. If the Tenants fail to comply with the condition set out in paragraph 2 of this order, the Landlords may apply under section 78 of the *Residential Tenancies Act, 2006* (the 'Act') for an order terminating the tenancy and evicting the Tenants. The Landlords must make the application within 30 days of a breach of a condition. This application is made to the LTB without notice to the Tenants.
4. On or before March 1, 2026, the Tenants shall also pay to the Landlords \$93.00 being half of the cost for filing the application.
5. If the Tenants do not pay the Landlords the full amount owing on or before March 1, 2026, the Tenants will start to owe interest. This will be simple interest calculated from March 2, 2026, at 4.00% annually on the balance outstanding.

February 26, 2026
Date Issued

Oluwatobi Abobarin
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.