



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

**File Number:** LTB-L-102411-25

**In the matter of:** 382 MONSEIGNEUR LEMIEUX AVE  
OTTAWA ON K1K1P2

**Between:** Ottawa Community Housing Landlord

**And**

Christie Southward Tenants  
Darrel Street

Ottawa Community Housing (the 'Landlord') applied to the Landlord and Tenant Board ('LTB') for an order to terminate the tenancy and evict Christie Southward and Darrel Street (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

The application was scheduled to be heard by video conference on February 19, 2026. Beth Cumming, employee of the Landlord, represented the Landlord. Darrel Street attended on behalf of the Tenants.

The parties elected to participate in LTB facilitated mediation with the assistance of Joanne Lolato, a Dispute Resolution Officer and Hearing Officer, with the Landlord and Tenant Board.

The parties agreed to resolve all the issues in the application and further agreed to the LTB issuing 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.

**It is ordered on consent that:**

1. The Tenants shall pay to the Landlord \$461.95. This represents \$275.95 for arrears of rent up to February 28, 2026, and the \$186.00 application filing fee (costs).
2. The Tenants shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:

| Date of Payment | Payment Amount |
|-----------------|----------------|
| March 1, 2026   | \$39.00        |
| April 1, 2026   | \$39.00        |

|                   |         |
|-------------------|---------|
| May 1, 2026       | \$39.00 |
| June 1, 2026      | \$39.00 |
| July 1, 2026      | \$39.00 |
| August 1, 2026    | \$39.00 |
| September 1, 2026 | \$39.00 |
| October 1, 2026   | \$39.00 |
| November 1, 2026  | \$39.00 |
| December 1, 2026  | \$39.00 |
| January 1, 2027   | \$39.00 |
| February 1, 2027  | \$32.95 |

3. The Tenants shall also pay to the Landlord the lawful monthly rent on or before the 1<sup>st</sup> day of each month starting March 2026 through to and including February 2027, or until the arrears are paid in full, whichever date is earliest.
4. If the Tenants fail to make any 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.

**March 2, 2026**  
**Date Issued**

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 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.