



Amended Order under Section 69 Residential Tenancies Act, 2006 And Section 21.1 Statutory Powers Procedures Act

File Number: LTB-L-087252-25-HR-AM

In the matter of: 454 BURNET DR
COBOURG ON K9A1B3

Between: The Effort Trust Company Landlord

And

Skyler Head Tenant

The Effort Trust Company (the 'Landlord') applied for an order to terminate the tenancy and evict Skyler Head and Pattrick Black Burn (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

The Landlord also claimed charges related to NSF cheques.

This application was heard by videoconference on January 8, 2026.

The Landlord's Representative, Abdulrahman Asiri, and the Tenant attended the hearing.

The parties before the LTB consented to the following order:

This order is clerically amended to correct the total amount of the payment plan. Changes are bolded and underlined for ease of reference.

It is ordered on consent that:

1. The Tenant shall pay to the Landlord **\$7,366.78** for arrears of rent up to January 31, 2026, and costs.
2. The Tenant shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:

Date Payment Due	Amount of Payment
From February 1, 2026, to October 1, 2026	\$736.66 on or before the 1 st of each month
On or before November 1, 2026	\$736.84

3. The Tenant shall also pay to the Landlord new rent on time and in full as it comes due and owing for the period February 1, 2026, to November 1, 2026, or until the arrears are paid in full, whichever date is earliest.
4. If the Tenant fails 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 Landlord pursuant to paragraph 1 of this order shall become immediately due and owing and the Landlord may, without notice to the Tenant, 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 January 31, 2026.

January 26, 2026

Date Issued

February 25, 2026

Date Amended

Dawn Carr

Member, 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.