



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

**File Number:** LTB-L-106772-25

**In the matter of:** 13, 250 GRAND PLACE DR  
Fergus ON N1M 2C7

**Between:** TL Bothwell Management INC Landlord

**And**

Christopher Wood Tenant

TL Bothwell Management INC (the 'Landlord') filed an L1 application for an order to terminate the tenancy and evict Christopher Wood (the 'Tenant') based on a form N4 notice of termination because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on February 25, 2026 on VC line 107. The Director for the Landlord, Laura Bothwell attended. The Tenant attended and was self-represented.

The parties consented to an amendment to the application as follows:

- a) The Address of the rental unit covered by this application lists the city incorrectly as Guelph. The city should be listed correctly as Fergus.

The application is amended accordingly.

The parties mutually agreed to resolve all matters at issue in the application and requested an order on consent. I was satisfied that the parties understood the consequences of the joint submission.

The parties before the LTB consented to the following order.

**On consent, it is ordered that:**

1. The total sum of arrears owing up to and including February 28, 2026 as of today's date of February 25, 2026 is \$8,886.00 which includes the application filing fee of \$186.00.
2. The Tenant shall pay the total sum of arrears of \$8,886.00 as noted in paragraph 1 according to the date and amount of each payment as follows:
  - a) On or before March 1, 2026 and on or before the 1<sup>st</sup> (first) day of each consecutive month thereafter for the next 11 months (12 months total including the start date) up to and including February 2, 2027 or until the arrears are paid in full, whichever date is earliest, the Tenant shall pay lawful monthly rent on time and in full.

- b) On or before March 16, 2026 and on or before the 16th (sixteenth) day of each consecutive month thereafter for the next 10 months (11 months total including the start date) up to and including January 16, 2027 the amount of \$750.00 per month towards the arrears.
  - c) On or before February 16, 2027 the remaining outstanding balance of arrears in the amount of \$636.00.
3. If the Tenant fails to comply with any one of the payments noted in paragraph 2 of this order related to the issues in the application, the outstanding balance of any arrears of rent and costs to be paid by the Tenant to the Landlord 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 *Residential Tenancies Act, 2006* ('RTA'), 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 become owing after February 28, 2026.

**March 2, 2026**

**Date Issued**

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Chris Jackson  
Hearing 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.