



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

File Number: LTB-L-104304-25

In the matter of: 515, 505 HIGHLAND RD W
STONE CREEK ON L8J0N1

Between: 2324780 Ontario Inc. Landlord

And

Chelsey Berestecki (a.k.a. Chelsey Berestecki-Jackson) Tenant

2324780 Ontario Inc. (the 'Landlord') applied for an order to terminate the tenancy and evict Chelsey Berestecki a.k.a. Chelsey Berestecki-Jackson (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

The application was heard by videoconference on February 26, 2026. The Landlord's legal representatives, Charlotte Walton, the Landlord's agent, Treana Caswell and the Tenant attended the hearing. The Tenant met with Duty Counsel prior to the hearing.

At the hearing, the parties engaged in mediation. As a result of the resolution discussion, 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 terms and consequences of their consent.

Agreed Facts:

1. The lawful monthly rent is \$2,865.00. It is due on the 1st day of each month.
2. For one time only the lawful monthly rent for March 2026 will be due on March 6, 2026 instead of March 1, 2026. Thereafter, the lawful monthly rent will be due on the 1st day of each month.

On consent it is ordered that:

1. The Tenant shall pay to the Landlord \$17,396.00 which represents arrears of rent (\$17,210.00) plus the application filing fee (\$186.00) for the period ending February 28, 2026.

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
March 22, 2026	\$2,000.00
April 22, 2026	\$1,710.00
May 22, 2026	\$1,710.00
June 22, 2026	\$1,710.00
July 22, 2026	\$1,710.00
August 22, 2026	\$1,710.00
September 22, 2026	\$1,710.00
October 22, 2026	\$1,710.00
November 22, 2026	\$1,710.00
December 22, 2026	\$1,716.00

3. The Tenant shall also pay to the Landlord the lawful monthly rent for March 2026 on or before March 6, 2026. Thereafter, the Tenant shall pay to the Landlord the lawful monthly rent on time and in full, as it comes due and owing on the 1st day of each month, for the period starting April 1, 2026 and continuing each month until December 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 paragraphs 2 and 3 of this order, 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* (the 'Act') for an order terminating the tenancy and evicting the Tenant and requiring that the Tenant pays any new arrears, NSF fees and related charges that became owing after February 28, 2026.

March 3, 2026
Date Issued

 Floredana Ungureanu
 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.