



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-102871-25

In the matter of: 25 COURT ST
DUNDAS ON L9H1J9

Between: Natalie Hayes Landlord

and

Susan Preston Tenant

Natalie Hayes (the 'Landlord') applied for an order to terminate the tenancy and evict Susan Preston (the 'Tenant') because the Landlord in good faith requires possession of the rental unit for the purpose of residential occupation for at least one year.

This application was scheduled to be heard by videoconference on March 4, 2026. Instead, the Landlord's Legal Representative Mike Andrews and the Tenant engaged in private settlement discussions. Parties reached an agreement and requested an order on consent to resolve the application.

On consent of the parties, it is ordered that:

1. The tenancy between the Landlord and the Tenant is terminated. The Tenant must move out of the rental unit on or before April 30, 2026.
2. If the unit is not vacated on or before April 30, 2026, then starting May 1, 2026, the Landlord may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.
3. Upon receipt of this order, the Court Enforcement Office (Sheriff) is directed to give vacant possession of the unit to the Landlord on or after May 1, 2026.

March 9, 2026
Date Issued

Lindsay Phomin
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.

In accordance with section 81 of the Act, the part of this order relating to the eviction of the Tenant expires on November 1, 2026 if the order has not been filed on or before this date with the Court Enforcement Office (Sheriff) that has territorial jurisdiction where the rental unit is located.