



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-006364-26

In the matter of: 1104, 1010 BROADVIEW AVE
EAST YORK ON M4K2R8

Between: LUGANO VIEW LIMITED Landlord

And

Dwayne Burnside Tenant

LUGANO VIEW LIMITED (the 'Landlord') applied for an order to terminate the tenancy and evict Dwayne Burnside (the 'Tenant') because:

- the Tenant has been persistently late in paying the Tenant's rent.

Mediation was held on March 5, 2026. The following parties participated in the mediation: The Landlord's representative, Elaine Page and the Tenant, Dwayne Burnside.

The parties consented to the following order. I was satisfied that the parties understood the consequences of their consent.

The parties agreed that:

1. Rent will be paid on or before the 3rd day of each month from April 2026 to March 2027.

On consent of the parties, it is ordered that:

1. The Tenant shall pay the lawful monthly rent in full and on time for a period of 12 months from April 3, 2026 to March 3, 2027.
2. If the Tenant fails to comply with the conditions set out in paragraph 1 of this order, the Landlord may apply under section 78 of the *Residential Tenancies Act, 2006* (the 'Act') for an order terminating the tenancy and evicting the Tenant. The Landlord must make the application within 30 days of a breach of a condition. This application is made to the LTB without notice to the Tenant.

March 17, 2026
Date Issued

Rolland Roopchand
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.