



Order under Section 21.2 of the Statutory Powers Procedure Act and the Residential Tenancies Act, 2006

File Number: LTB-L-062870-25-RV

In the matter of: 2905, 25 MABELLE AVE
TORONTO ON M9A4Y1

Between: NORTH EDGE PROPERTIES LTD Landlord

And

AGAR ST. ROSE Tenant

Review Order

NORTH EDGE PROPERTIES LTD (the 'Landlord') applied for an order to terminate the tenancy and evict AGAR ST. ROSE (the 'Tenant') and for an order to have the Tenant pay the rent they owe because the Tenant failed to meet a condition specified in the order issued by the Board on May 28, 2025 with respect to application LTB-L-025805-25.

The Landlord's application was resolved by order LTB-L-062870-25, issued on August 6, 2025. This order was issued without a hearing being held.

The Tenant filed a motion to set aside order LTB-L-062870-25 issued on August 6, 2025.

The motion was resolved by order LTB-L-062870-25-SA issued on November 14, 2025.

On February 3, 2026, the Tenant requested a review of the motion order and that the order be stayed until the request to review the order is resolved.

On February 4, 2026, interim order LTB-L-062870-25-RV-IN was issued, staying the order issued on November 14, 2025.

The review request was heard by videoconference on March 16, 2026.

The Landlord's representative Geoff Paine and the Tenant attended the hearing.

At the review hearing the parties reached consent. I am satisfied that they understood the consequences of their consent.

It is ordered on consent that:

1. The request to review order LTB-L-062870-25-SA issued on November 14, 2025 is granted.

2. Orders LTB-L-062870-25-SA issued on November 14, 2025, LTB-L-062870-25 issued on August 6, 2025, and LTB-L-025805-25 issued on May 28, 2025, are all canceled and replaced with the following:
3. The Tenant shall pay to the Landlord \$5,157.56 for arrears of rent up to March 31, 2026.
4. The Tenant shall pay to the Landlord the amount set out in paragraph 3 in accordance with the following schedule:
 1. On or before March 21, 2026, a payment of \$2,300.00.
 2. On or before April 1, 2026, a payment of \$1,000.00.
 3. On or before April 20, 2026, a final payment of \$1,857.56
5. The Tenant shall also pay to the Landlord the rent for April 2026 on or before April 1, 2026.
6. 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 3 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 March 31, 2026.

March 20, 2026
Date Issued

Amanda Kovats
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.