



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

**File Number:** LTB-L-001771-26

**In the matter of:** 216, 30 Elm Drive East  
Mississauga, ON L5A 4C3

**Between:** Morguard NAR Canada Limited Partnership Landlord

**And**

Dionne Diane Dallas Tenant

Morguard NAR Canada Limited Partnership (the 'Landlord') applied for an order to terminate the tenancy and evict Dionne Diane Dallas (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

The application was scheduled to be heard on March 12, 2026, by video conference, at which time the parties decided to participate in LTB facilitated mediation with the assistance of Dispute Resolution Officer/Hearings Officer, Ryan Gacnik.

The Landlord's Representative, Natalia Abiniakine, and the Tenant attended the hearing.

The parties mutually agreed to resolve all matters at issue in the application and requested an order on consent. I am satisfied that the parties understood the terms of their consent.

**It is ordered on consent that:**

1. The Tenant shall pay the Landlord \$1,500.00, which includes:
  - \$1,314.00 for arrears owing up to March 31, 2026; and
  - \$186.00 for the fee paid by the Landlord for filing the application.
2. The Tenant shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:
  - \$500.00 on or before March 15, 2026.
  - \$500.00 on or before March 30, 2026.
  - \$500.00 on or before April 15, 2026.
3. The Tenant shall also pay to the Landlord new rent on time and in full as it comes due and owing for the April 2026 rental period. The Tenant shall pay on or before April 15, 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 this order, the outstanding balance of any arrears of rent and costs to be paid by the Tenant to the Landlord pursuant to paragraph 1 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 23, 2026**  
**Date Issued**

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**Ryan Gacnik**  
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.