



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

File Number: LTB-L-102294-25

In the matter of: 202, 139 CHRISTOPHER DR
CAMBRIDGE ON N1R6V9

Between: SIGNET GROUP INC. Landlord

And

KRISTINA CANIGA Tenant
THOMAS PURCELL

SIGNET GROUP INC. (the 'Landlord') applied for an order to terminate the tenancy and evict KRISTINA CANIGA and THOMAS PURCELL (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on February 11, 2026.

The Tenant, Thomas Purcell, attended the hearing. The Landlord was represented at the hearing by Sean Beard.

The parties before the LTB consented to the following order:

It is ordered on consent that:

1. The Tenant shall pay to the Landlord \$5,131.00 for arrears of rent up to February 28, 2026, and costs.
2. The Tenant shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:

Date Payment Due	Payment Amount
February 20, 2026	\$300.00
March 20, 2026	\$2500.00
The 20 th day of each month beginning April 20, 2026, and ending October 20, 2026	\$300.00
November 20, 2026	\$231.00

3. The Tenant shall also pay to the Landlord new rent on time and in full as it comes due and owing for the period March 1, 2026, to November 30, 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 February 28, 2026

March 24, 2026
Date Issued

Bryan Delorenzi
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.