



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-006466-26

In the matter of: 24, 295 JARVIS ST
TORONTO ON M5B2C2

Between: 295 Jarvis LP Landlord

And

Mickie Culmone Tenant

295 Jarvis LP (the 'Landlord') applied for an order to terminate the tenancy and evict Mickie Culmone (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, Laura Groshok, the Landlord's agent, Justin Ross and the Tenant, Mickie Culmone.

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

The parties agreed that:

1. This is a weekly tenancy with a rental period from Saturday to Friday.

On consent of the parties, it is ordered that:

1. The Tenant shall pay the lawful weekly rent in full and on time for a period of 52 weeks from March 7, 2026 to March 6, 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.
3. The Tenant shall pay to the Landlord \$186.00 for the cost of filing the application on or before April 4, 2026.
4. If the Tenant does not pay the Landlord the full amount owing on or before April 4, 2026, the Tenant will start to owe interest. This will be simple interest calculated from April 5, 2026 at 4.00% annually on the balance outstanding.

March 25, 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.