



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-004206-26

In the matter of: 468A GREY ST
BRANTFORD ON N3S7T4

Between: Victoria Park Community Homes Landlord

And

Scott Laviolette Tanner Tenants
Jodi Laviolette

Victoria Park Community Homes (the 'Landlord') applied for an order to terminate the tenancy and evict Scott Laviolette Tanner and Jodi Laviolette (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

This application was scheduled to be heard by videoconference on March 19, 2026.

The Landlord's Representative, Cheryl Lebel, and the Tenant, Jodi Laviolette, attended.

The parties mutually agreed to resolve all the issues in the application and requested an order on consent confirming their agreement. I am satisfied that the parties understood the terms and consequences of their consent as set out in the order below.

It is ordered on consent that:

1. The Tenants shall pay to the Landlord \$5,478.00. This amount represents \$5,292.00 for arrears of rent up to March 31, 2026, and \$186.00 for the application filing fee.
2. The Tenants shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:
 - \$305.00 on or before the 1st day of each month commencing April 1, 2026, and for the next 17 months up to and including August 1, 2027; and
 - \$293.00 on or before September 1, 2027.
3. The Tenants shall also pay to the Landlord new rent on time and in full as it comes due and owing for the period April 2026 to September 2027, or until the arrears are paid in full, whichever date is earliest.
4. If the Tenants fail 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 Tenants to the Landlord pursuant to this order shall become immediately due and owing and the Landlord

may, without notice to the Tenants, apply to the LTB within 30 days of the Tenants breach pursuant to section 78 of the *Residential Tenancies Act, 2006* (the 'Act') for an order terminating the tenancy and evicting the Tenants and requiring that the Tenants pay any new arrears, NSF fees and related charges that became owing after March 31, 2026.

March 25, 2026
Date Issued

Eno Ubia
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.