



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

File Number: LTB-L-108131-25

In the matter of: 203, 29 Durnford Road
Scarborough Ontario M1B5T5

Between: Knights Village Non-Profit Homes Inc Landlord

And

Georgette Smith Tenant

Knights Village Non-Profit Homes Inc (the 'Landlord') applied for an order to terminate the tenancy and evict Georgette Smith (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on March 2, 2026.

The Landlord's Legal Representative, Stephen Fleury, the Landlord's Agent, Bryan Noble, and the Tenant attended the hearing.

It was explained to the parties at the hearing that the terms of the consent must be complied with even if the order did not go out before the payment plan was to start, the parties agreed and understood.

The parties before the LTB consented to the following order:

It is ordered on consent that:

1. The Tenant shall pay to the Landlord \$12,821.00 for arrears of rent up to March 31, 2026, and costs.
2. The Tenant shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:
 - a) Payment on or before March 3, 2026, in the amount of \$820.00;
 - b) Payment on or before March 6, 2026, in the amount of \$820.00;
 - c) Payment on or before March 20, 2026, in the amount of \$1,000.00;

- d) Monthly payments of \$1,000.00 each month starting April 20, 2026, to January 20, 2027;
 - e) Payment on or before February 20, 2027, in the amount of \$181.00.
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 April 1, 2026, to February 1, 2027, 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.

April 7, 2026
Date Issued

Samantha Greaves
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.