



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

File Number: LTB-L-008023-26

In the matter of: 39, 478 Rabbit Lake Road
Kenora ON P9N4M7

Between: Kenora Apartments Limited Landlord

And

Eric Taylor Tenants
Katey Thorburn

Kenora Apartments Limited (the 'Landlord') applied for an order to terminate the tenancy and evict Eric Taylor and Katey Thorburn (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

This application was heard by videoconference on April 7, 2026. The Landlord's agent, Wesley Siemens and the Tenant, Eric Taylor attended the hearing.

The parties resolved the matter directly and requested an order on consent. I am satisfied that parties understand the terms and consequences of their consent.

Agreed Facts:

1. On or before May 7, 2026, the Tenants will pay to the Landlord the lawful monthly rent for May 2026.
2. On or before June 1, 2026, the Tenants will pay to the Landlord the lawful monthly rent for June 2026.

It is ordered on consent that:

1. The Tenants shall pay to the Landlord \$3,550.46 which represents \$3,364.46 for arrears of rent and costs of \$186.00 for the period ending April 30, 2026.
2. The Tenants shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:
 - \$1,000.00 on or before April 9, 2026.
 - \$850.00 on or before April 16, 2026.

- \$1,000.00 on or before April 23, 2026.
 - \$700.46 on or before April 30, 2026.
3. 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 paragraph 1 of 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 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 April 30, 2026.

April 14, 2026
Date Issued

Oluwatobi Abobarin
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.