



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

File Number: LTB-L-008383-26

In the matter of: b118, 2616-2626 WOODCHESTER DR
MISSISSAUGA ON L5K3Z7

Between: Atlantis Realty Services Inc Landlord

And

David Zadkovich Tenants
Lindsay Marr

Atlantis Realty Services Inc (the 'Landlord') applied for an order to terminate the tenancy and evict David Zadkovich and Lindsay Marr (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 Representative, Jeff Shabes, and the Tenant, David Zadkovich, attended the hearing.

The parties before the LTB consented to the following order:

It is ordered on consent that:

1. The Tenants shall pay to the Landlord \$8,307.66 arrears of rent up to April 30, 2026 and costs.
2. The Tenants shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:

Date Payment Due	Amount of Payment
April 8, 2026	\$3,500.00
April 22, 2026	\$1,000.00
May 15, 2026	\$1,000.00
June 15, 2026	\$1,000.00
July 15, 2026	\$1,000.00
August 15, 2026	\$807.66

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 May 1, 2026 to August 31, 2026, or until the arrears are paid in full, whichever date is earliest.
4. If the Tenants 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 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

Amanda Kovats
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.