



AMENDED ORDER

Order under Section 78(6) Residential Tenancies Act, 2006

And Section 21.1 of the Statutory Powers Procedure Act

Citation: Ottawa Community housing v Flores, 2024 ONLTB 77689

Date: 2026-04-09

File Number: LTB-L-067478-24-AM

In the matter of: 13 MORTIMER PVT
OTTAWA ON K1Z1A6

Between: Ottawa Community housing Landlord

And

Maria Flores Tenant

Ottawa Community Housing (the 'Landlord') applied for an order to terminate the tenancy and evict Maria Flores (the 'Tenant') and for an order to have the Tenant pay the rent they owe because the Tenant did not meet a condition specified in the order issued by the LTB on November 27, 2023 with respect to application LTB-L-044112-23.

This order has been amended to correct a typographical error.

A hearing was held by videoconference on October 10, 2024 to consider this application.

The Landlord's Agent Laura Mataeva and the Tenant attended the hearing.

The parties requested the following consent order:

On consent it is ordered that:

1. The previous order with respect to LTB-L-044112-23 issued on November 27, 2023 is amended as follows:
2. The Tenant shall pay to the Landlord \$9,974.00 which represents the rent owing for the period ending October 31, 2024 and the cost of filing the previous application as follows:
 - \$260.00 (arrears) on or before the 1st day of each month, for a period of 38 months, starting November 1, 2024 to January 1, 2028; and
 - \$94.00 (balance of arrears) on or before February 1, 2028.

3. The Tenant shall also pay the monthly rent on the first day of each month from November 1, 2024 to February 1, 2028, or until the balance of arrears is paid in full.
4. If the Tenant fails to make any of the payments in accordance with paragraphs **2** and **3**, and by the dates required, 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, and for the payment of any new arrears of rent and NSF charges that became owing after October 31, 2024. The Landlord must make the application within 30 days of a breach of condition of this order.

October 24, 2024
Date Issued

April 9, 2026
Date Amended

Sandra Macchione
Vice Chair, 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.