



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

File Number: LTB-L-010202-26

In the matter of: 818, 401 PRINCESS ST
KINGSTON ON K7L5C9

Between: Princess Towers Inc. Landlord

And

David Clark Tenant

Princess Towers Inc. (the 'Landlord') applied for an order to terminate the tenancy and evict David Clark (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

The application was scheduled to be heard on April 16, 2026, by video conference, at which time the parties decided to participate in LTB facilitated mediation with the assistance of Dispute Resolution Officer/Hearings Officer, Maryam Cooper.

The Landlord's Representative, David Lyman, and the Tenant's son/agent, Ian Clark, attended the mediation. Ian Clark also has a power of attorney for his father, David Clark. A copy of the power of attorney was uploaded to the LTB portal during mediation.

The parties mutually agreed to resolve all matters at issue in the application and requested an order on consent and I am satisfied that the parties understood the terms of their consent.

It is agreed that:

1. The parties reached consent on non-voidable order with termination date of April 30, 2026.
2. The Landlord served the Tenant with a Notice to End Tenancy Early for Non-payment of Rent (N4 Notice). The Tenant did not void the notice by paying the amount of rent arrears owing by the termination date in the N4 Notice or before the date the application was filed.
3. As of the hearing date, the Tenant was still in possession of the rental unit.
4. The lawful rent is \$1,422.25. It is due on the 1st day of each month.
5. Based on the Monthly rent, the daily rent/compensation is \$46.76. This amount is calculated as follows: \$1,422.25 x 12, divided by 365 days.
6. The rent arrears owing to April 30, 2026, are \$5,305.07.

7. The Landlord incurred costs of \$186.00 for filing the application and is entitled to reimbursement of those costs.
8. The Landlord collected a rent deposit of \$1,305.00 from the Tenant and this deposit is still being held by the Landlord. The rent deposit can only be applied to the last rental period of the tenancy if the tenancy is terminated.
9. Interest on the rent deposit, in the amount of \$135.31 is owing to the Tenant for the period from July 1, 2021, to April 16, 2026.
10. The total rent arrears and costs owing to April 30, 2026, are \$5,491.07.

It is ordered that:

1. The tenancy between the Landlord and the Tenant is terminated on April 30, 2026.
2. The Tenant must move out on or before April 30, 2026.
3. If the unit is not vacated on or before April 30, 2026, then starting May 1, 2026, the Landlord may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.
4. Upon receipt of this order, the Court Enforcement Office (Sheriff) is directed to give vacant possession of the unit to the Landlord on or after May 1, 2026.
5. The Tenant shall pay to the Landlord \$4,050.76. This amount includes rent arrears owing up to April 30, 2026, and the cost of filing the application. The rent deposit and interest the Landlord owes on the rent deposit are deducted from the amount owing by the Tenant.
6. The Tenant shall also pay the Landlord compensation of \$46.76 per day for the use of the unit starting May 1, 2026, until the date the Tenant moves out of the unit.
7. If the Tenant does not pay the Landlord the full amount owing on or before April 30, 2026, the Tenant will start to owe interest. This will be simple interest calculated from May 1, 2026, at 4.00% annually on the balance outstanding.

April 20, 2026
Date Issued

Maryam Cooper
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.

In accordance with section 81 of the Act, the part of this order relating to the eviction expires on October 31, 2026, if the order has not been filed on or before this date with the Court Enforcement Office (Sheriff) that has territorial jurisdiction where the rental unit is located.

Schedule 1
SUMMARY OF CALCULATIONS

A. Amount the Tenant must pay to void the eviction order and continue the tenancy if the payment is made on or before April 30, 2026

Rent Owing to April 30, 2026	\$5,305.07
Application Filing Fee	\$186.00
Total the Tenant must pay to continue the tenancy	\$5,491.07