



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

File Number: LTB-L-009576-26

In the matter of: 504, 55 FALBY CRT
AJAX ON L1S3W4

Between: Shelter Canadian Properties Limited Landlord

And

Roger Bailey Tenants
Michelle Bailey

Shelter Canadian Properties Limited (the 'Landlord') applied for an order to terminate the tenancy and evict Roger Bailey and Michelle Bailey (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

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

The Landlord's Representative, Elizaveta Povargo, and the Tenants were present. As a result of the 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 understand the consequences of their consent.

It is ordered on consent that:

1. The Tenants shall pay to the Landlord \$175.94, for the cost of filing the application on or before May 15, 2026.
2. If the Tenants does not pay the Landlord the full amount owing on or before May 15, 2026, the Tenants will start to owe interest. This will be simple interest calculated from May 16, 2026, at 4.00% annually on the balance outstanding.

April 22, 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.