



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

File Number: LTB-L-088553-25

In the matter of: 12 FRED MASON ST
KESWICK ON L4P0G1

Between: RONG FAN Landlord

And

TERRY CLODD Tenant

RONG FAN (the 'Landlord') applied for an order to terminate the tenancy and evict CLODD TERRY and AMANDA MURR (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

The parties attended a hearing by video conference on April 9, 2026. The Landlord's Legal Representative, Zhaohui Liu, was present accompanied by the Tenant, Terry Clodd.

The parties reached a consent agreement and requested that Dispute Resolution Officer (DRO) Felicia Puscalau assist in finalizing the terms and issuing an Order on consent to resolve all matters raised in the application. After reviewing the terms of the agreement with the parties, I am satisfied that they fully understand the agreement and the consequences of providing their consent.

The parties agreed to the following:

1. By mutual consent, Amanda Murr was removed as a party to the application.
2. The tenancy between the Landlord and the Tenant is terminated as of January 20, 2026, the day the Tenant vacated the rental unit.
3. The Landlord is waiving the \$186.00 application filing fee.
4. The rent arrears owing to January 31, 2026, after deducting the last month's rent deposit are \$8,650.00.
5. The Landlord agrees to waive \$1,000.00 of the arrears on the condition that the Tenant complies with the payment plan set out below.
6. The Tenant shall make the arrears payments by e-transfer to rrooggfa@yahoo.com.

On consent of the parties, it is ordered that:

1. The tenancy between the Landlord and the Tenant is terminated as of January 20, 2026, the date the Tenant moved out of the rental unit.
- 2. The Tenant shall pay to the Landlord \$7,650.00.**
3. The Tenant shall pay to the Landlord the amount set out in paragraph 2 in accordance with the following schedule:

AMOUNT DUE	DUE DATE
\$637.50	16 th day of each month for 12 months from April 2026 to March 2027

4. **If the Tenant fails to make any payment required under this order, the \$1,000.00 waiver will be cancelled and added back to the outstanding arrears.** The full outstanding balance will then become immediately due and payable, and interest will begin to accrue on that balance from the day after the missed payment deadline. Interest shall be calculated as simple interest at the post-judgment rate determined annually under section 207(7) of the Residential Tenancies Act, 2006.
5. This order constitutes a full and final settlement of all matters arising from the tenancy.

April 21, 2026
Date Issued

Felicia Puscalau
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.