



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-011494-26

In the matter of: 6262 County Road 9
Napanee ON K7R3K8

Between: Jennifer Putnins Landlord

And

Kathleen Whitton Tenant

Jennifer Putnins (the 'Landlord') applied for an order to terminate the tenancy and evict Kathleen Whitton (the 'Tenant') because:

- the Landlord in good faith requires possession of the rental unit for the purpose of residential occupation for at least one year.

This application was scheduled to be heard by videoconference on April 22, 2026.

The Landlord and the Tenant attended the hearing.

In mediation, the parties before the Landlord and Tenant Board consented to the following Order. I was satisfied that the parties understood the terms and consequences and freely agreed to resolve the application rather than a merit hearing.

The parties agreed:

1. The Landlord gave the Tenant an N12 notice of termination with the termination date of March 31, 2026. The Landlord claims that they require vacant possession of the rental unit for the purpose of residential occupation by their daughter.
2. The Landlord has compensated the Tenant an amount equal to one month's rent by March 31, 2026.

It is ordered on consent that:

1. The tenancy between the Landlord and the Tenant is terminated. The Tenant must move out of the rental unit on or before June 30, 2026.

2. If the unit is not vacated on or before June 30, 2026, then starting July 1, 2026, the Landlord may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.
3. 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 July 1, 2026.
4. The Tenant shall pay to the Landlord \$32.87 per day for (\$1,000.00 X 12 divided by 365) compensation for use of the unit starting July 1, 2026, to the date the Tenant moves out of the rental unit.

April 28, 2026
Date Issued

Melinda Jamieson
Hearing 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 of the Tenant expires on January 1, 2027, 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.