



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

**File Number:** LTB-L-012377-26

**In the matter of:** 15, 204 ORANGE ST.  
WALKERTON ON N0G2V0

**Between:** M Residential Real Estate LP Landlord

**And**

Pat Arnold Tenants  
Hailey Arnold

M Residential Real Estate LP (the 'Landlord') applied for an order to terminate the tenancy and evict Pat Arnold and Hailey Arnold (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

The application was scheduled to be heard on April 21, 2026, by video conference, at which the parties decided to participate in Board facilitated mediation with the assistance of Dispute Resolution Officer/Hearings Officer, Kevin Kordahi.

The Landlord's representative, Carter Van Kessel, and the Tenant, Pat Arnold, on behalf of both 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 \$1,975.33 for arrears of rent up to April 30, 2026, and costs.
2. The Tenants shall pay to the Landlord the amount set out in paragraph 1 on or before April 24, 2026
3. If the Tenants fail to make the payment in accordance with this order, the outstanding balance of any arrears of rent and costs to be paid by the Tenants to the Landlord pursuant to paragraph 1 of this order shall become immediately due and owing and the Landlord may, without notice to the Tenants, apply to the LTB within 30 days of the Tenants' breach pursuant to section 78 of the Act for an order terminating the tenancy and evicting the Tenants and requiring that the Tenants pay any new arrears, NSF fees and related charges that became owing after April 30, 2026.

**April 30, 2026**

**Date Issued**

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**Kevin Kordahi**

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.