



**Order Issued on Consent
Order under Section 69
Residential Tenancies Act, 2006**

File Number: LTB-L-038181-25

In the matter of: A, 34 ENGEL CRES
Barrie ON L4N6K5

Between: Edward George Van Gennip Landlord
Nancy Ann Van Gennip

And

Elizabeth Radojkovic Tenant

Edward George Van Gennip and Nancy Ann Van Gennip (the 'Landlord') applied for an order to terminate the tenancy and evict Elizabeth Radojkovic (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on April 28, 2026.

The Landlord and the Tenant attended the hearing.

The Parties have mutually agreed to resolve all matters at issue in the application and requested an order on consent. I was satisfied that the parties understood the consequences of the joint submission.

At the hearing, the parties consented to the following order.

It is ordered on consent that:

1. On consent, the parties requested a final, non-voidable termination of this tenancy based on their agreement to terminate the tenancy as of August 1, 2026. The application is amended to include an L3 application for termination of the tenancy. As a consequence, the Tenant does not have the option to void the eviction order under subsections 74(4) or 74(11) of the *Residential Tenancies Act, 2006* (the 'Act') by paying the outstanding rent arrears.
2. The tenancy between the Landlord and the Tenant is terminated on August 1, 2026. This means that the Tenant must vacate the rental unit on or about August 1, 2026.

3. If the unit is not vacated on or before August 1, 2026, then starting August 2, 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 August 2, 2026.
5. The Tenant shall also pay the Landlord compensation of \$52.60 per day for the use of the unit starting August 2, 2026 until the date the Tenant moves out of the unit.
6. The parties agree that the Tenant shall pay the Landlord \$600.00 per month starting from May 7, 2026, until December 7, 2026.
7. If the Tenant fails to make any of the payments in accordance with paragraph 5, and by the dates required, then the balance owing under paragraph 5 of this order shall become payable on the day following the date of default. The monies owing shall bear interest at the post-judgment interest rate determined under subsection 207(7) of the Act.
8. The Tenant agrees to allow the Landlord access to the utility room on an unspecified date in May 2026. The Landlord must provide 24 hours notice to the Tenant before the entry date in May 2026.
9. The Tenant agrees to allow the Landlord access to the one-bathroom room in the rental unit. The Landlord must provide 24 hours notice to the Tenant before the entry date.
10. The Tenant requested to withdraw her section 82 claims. I consented to the request.
11. This order resolves all issues with the L1 application.

May 4, 2026
Date Issued

Anthony Bruno
Member, 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 February 2, 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.