



**Order under Subsection 74(2)
Residential Tenancies Act, 2006**

File Number: LTB-L-013589-26

In the matter of: 217, 259 DUNLOP ST W
BARRIE ON L4N4S7

Between: M Residential Real Estate LP Landlord

And

Dustie Bennett Tenants
Dawn Powless

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

The Landlord also claimed charges related to NSF cheques.

This application was heard by videoconference on April 23, 2026.

Only the Landlord's Agent, Carter Van Kessel, and the second named Tenant, Dawn Powless, attended the hearing.

1. The Landlord advised the LTB that prior to the hearing the Tenants paid all the rent that was in arrears and all additional rent that would have been due under the tenancy agreement for the period ending March 31, 2026, and the filing fee.
2. The Landlord's application for an order terminating the tenancy and evicting the Tenants based upon arrears of rent is discontinued.

May 8, 2026
Date Issued

Greg Brocanier
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.