



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

File Number: LTB-L-004527-26

In the matter of: 27, 1531 SIXTH LINE
OAKVILLE ON L6H1X8

Between: Halton Community Housing Corporation Landlord

And

Natalie Yates Tenant
Michael McDonald
Tearra Yates-McDonald

Halton Community Housing Corporation (the 'Landlord') applied for an order to terminate the tenancy and evict Natalie Yates, Michael McDonald and Tearra Yates-McDonald (the 'Tenant') because:

- the Tenant did not pay the rent that the Tenant owes (L1 Application); and
- to pay the Landlord's reasonable out-of-pocket expenses that are the result of the Tenant's failure to pay utility costs they were required to pay under the terms of the tenancy agreement (L2 Application).

The application was scheduled to be heard on April 23, 2026, by video conference, at which the parties decided to participate in Board facilitated mediation with the assistance of Dispute Resolution Officer/Hearings Officer, Michelle Forrester.

The Landlord's Agent, Donna Preston, and Tenant, Natalie Yates, who represented all Tenants, were present.

The parties agreed to resolve all matters raised in the application and requested an order on consent. I am satisfied that the parties understood the terms and consequences of their consent.

On consent of the parties, it is ordered that:

L1 Application

1. The Tenant shall pay to the Landlord **\$11,809.00** for arrears of rent up to **April 30, 2026** and costs.

2. The Tenant shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:
 - a) One hundred (100) dollars on or before the twentieth (20) day of the month starting May 20, 2026 up to and including February 20, 2036.
 - b) Nine (9) dollars on or before March 20, 2036.
3. The Tenant shall also pay to the Landlord new lawful rent on time and in full as it comes due and owing for the period **May 1, 2026** to **March 1, 2036**, or until the arrears are paid in full, whichever date is earliest.
4. If the Tenant fails to make any one of the payments in accordance with this order, the outstanding balance of any arrears of rent and costs to be paid by the Tenant to the Landlord pursuant to paragraph 1 of this order shall become immediately due and owing and the Landlord may, without notice to the Tenant, apply to the LTB within 30 days of the Tenant's breach pursuant to section 78 of the Act for an order terminating the tenancy and evicting the Tenant and requiring that the Tenant pay any new arrears, NSF fees and related charges that became owing after **April 30, 2026**.

L2 Application

1. L2 Application is withdrawn.

May 7, 2026
Date Issued

Michelle Forrester
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.