



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

File Number: LTB-L-013315-26

In the matter of: 1023, 146 Sumach Street
Toronto ON M5A0P7

Between: Chartwell Master Care LP o/a The Sumach Landlord
by Chartwell

And

Donna Mckie Tenant

Chartwell Master Care LP o/a The Sumach by Chartwell and Chartwell Master Care LP o/a The Sumach by Chartwell (the 'Landlord') applied for an order to terminate the tenancy and evict Donna Mckie (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on May 4, 2026.

The Landlord's Legal Representative, S. Peloso, and the Landlord's Agent, Kritika Gurung, and the Tenant attended the hearing.

The parties before the LTB consented to the following order:

It is ordered on consent that:

1. The Tenant shall pay to the Landlord \$25,464.44 for arrears of rent up to May 31, 2026, and costs.
2. The Tenant shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:

Date of Payment

Payment Amount

- | | |
|---|------------|
| a) On or before May 14, 2026 | \$2,827.86 |
| b) On or before 20 th of each month starting from May 20, 2026, up to January 20, 2030 (inclusive) | \$500.00 |
| c) On or before February 20, 2030 | \$136.58 |

3. The Tenant shall also pay to the Landlord new rent on time and in full as it comes due and owing for the period of June 1, 2026, to February 1, 2030, 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 May 31, 2026.

May 13, 2026
Date Issued

Sheena Brar
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.