



**Order under Section 77(8)
Residential Tenancies Act, 2006**

File Number: LTB-L-026901-26-SA

In the matter of: 36 BRANDY CRESCENT
KITCHENER ON N2B3W7

Between: 1759195 Ontario Ltd Landlord

And

Marion Muirhead Tenant

1759195 Ontario Ltd (the 'Landlord') applied for an order to terminate the tenancy and evict Marion Muirhead (the 'Tenant').

The Landlord's application was resolved by order LTB-L-026901-26, issued on March 31, 2026. This order was issued without a hearing being held.

The Tenant filed a motion to set aside order LTB-L-026901-26.

The motion was heard by videoconference on May 11, 2026.

The Landlord's agent, Jeff Reitzel, and the Tenant attended the hearing.

The parties before the Board consented to the following order.

Agreed Upon Facts:

1. The Landlord consented to the motion to set aside order LTB-L-026901-26 issued on March 31, 2026.
2. The order dated March 31, 2026 is replaced on consent with a new order which updates the original compensation agreement between the parties with a new termination date.

It is ordered on consent that:

1. The motion to set aside Order LTB-L-026901-26, issued on March 31, 2026, is granted.
2. Order LTB-L-026901-26, issued on March 31, 2026, is set aside and cannot be enforced.
3. The tenancy is terminated. The Tenant must move out of the rental unit on or before August 1, 2026.
4. The Landlord shall pay the Tenant \$1,500.00 on request.
5. The Landlord shall pay up to \$4,000.00 for packing and moving services, to be paid directly to the following approved vendors: Cara Jansen (packing services), Big League Movers (moving services).
6. 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.
7. 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.

May 19, 2026
Date Issued

Dawn Carr
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 1, 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.