



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-014451-26

In the matter of: 207, 1485 CALDWELL AVE
OTTAWA ON K1Z8M1

Between: Ottawa Community Housing Landlord

And

Marvella Ingabire Tenants
Leila Nelly Muhinka

When the capitalized word “Tenant” is used in this order, it refers to all persons identified as a Tenant at the top of the order.

Ottawa Community Housing (the 'Landlord') applied for an order to terminate the tenancy and evict Marvella Ingabire and Leila Nelly Muhinka (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

The parties attended a hearing on May 11, 2026, by video conference.
The Landlord's Agent, Laura Mataeva, was present accompanied by both Tenants.

The parties elected to participate in Board facilitated mediation with the assistance of Dispute Resolution Officer (DRO) Felicia Puscalau.

As a result of the mediation session, the parties reached a mutual agreement to resolve the matter and requested an Order on consent. I am satisfied that they understood the terms and the legal consequences of their informed and voluntary consent.

The parties agreed:

- 1. The parties agree that the Tenant's rent is determined based on a rent-geared-to-income (RGI) model, which adjusts according to the Tenant's income level. As such, the amount of rent owed by the Tenant may change periodically, depending on fluctuations in the Tenant's income. Both parties acknowledge and accept that the rent amount owed is subject to review and adjustment as per the applicable guidelines and calculations for RGI housing.*

On consent of the parties, it is ordered that:

1. The Tenant shall pay to the Landlord **\$2,588.00** 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:

AMOUNT DUE	DUE DATE
\$150.00	15 th day of each month for 17 months from May 2026 to September 2027
\$38.00	On or before October 15, 2027

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 starting **June 1, 2026, to October 1, 2027**, 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 19, 2026
Date Issued

Felicia Puscalau
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.