



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

File Number: LTB-L-021520-26

In the matter of: 6411 SKINNER ST
NIAGARA FALLS ON L2G2Y9

Between: Niagara Regional Housing Landlord

And

SANTASIA NELSON Tenant

Niagara Regional Housing (the 'Landlord') applied for an order to terminate the tenancy and evict SANTASIA NELSON (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

Prior to the videoconference hearing on May 20, 2026 the parties elected to participate in Board facilitated mediation with the assistance of a Dispute Resolution Officer (DRO).

The Landlord Agent, Dina Del Grande, and the Tenant participated in the mediation.

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.

It is agreed by the parties that:

- A. For the duration of this payment plan or until the arrears are paid in full, whichever date is earliest, the Tenant shall pay rent in full on the 25th day of the month.

It is ordered on consent that:

Payment plan

1. The Tenant shall pay to the Landlord \$1546.66 which represents arrears of rent up to May 31, 2026.

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
\$100.00	On or before the 20th day of each month for 15 months from <u>June 20, 2026 to August 20, 2027</u>
\$46.66	On or before September 20, 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 June 25, 2026 up to and including August 25, 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.

Filing fee

5. If the Tenant does not default on the rent and the payment plan according to paragraphs 2 to 3 of this order, the Landlord will waive the \$186.00 filing fee.
6. If the \$186.00 filing fee is not waived under paragraph 5 of this order, the filing fee is due on the 20th of the month immediately after the month that the payment was in default.
7. If there is a breach in payment of the filing fee according to paragraph 6, the balance becomes due and payable immediately and simple interest will be calculated as per the *Courts of Justice Act* on any balance outstanding.

May 29, 2026
Date Issued

Monica Dairo
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.