



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-020454-26

In the matter of: 302, 130 LINCOLN RD
WATERLOO ON N2J4N3

Between: PARK PROPERTY MANAGEMENT INC. Landlord

And

Adedeji Oluwarole Tenants
Yetunde Bitire

PARK PROPERTY MANAGEMENT INC. (the 'Landlord') applied for an order to terminate the tenancy and evict Adedeji Oluwarole and Yetunde Bitire (the 'Tenants') because the Tenants have been persistently late in paying the Tenants' rent. The Landlord also claimed compensation for each day the Tenants remained in the unit after the termination date.

The application was scheduled to be heard by video conference on May 19, 2026.

Before the start of the hearing the Landlord's legal representative Anita Sada and the Tenant Adedeji Oluwarole engaged in private settlement discussions and advised that the parties had reached an agreement. The parties requested that Dispute Resolution Officer (DRO) Diego Fernandez-Stoll provide assistance in finalizing the terms and issue an order on consent to resolve all matters raised in the application.

Upon reviewing the terms of the consent with the parties, I was satisfied that the parties understood the terms and consequences of their consent.

On consent of the parties, it is ordered that:

1. The Tenants shall pay to the Landlord the monthly rent on time and in full as it comes due and owing for the period of **July 1, 2026**, through to and including **June 1, 2027**.
2. If the Tenants fails to comply with the conditions set out in paragraph 1 of this order, the Landlord may apply under section 78 of the *Residential Tenancies Act, 2006* (the 'Act') for an order terminating the tenancy and evicting the Tenants. The Landlord must make the application within 30 days of a breach of a condition. This application is made to the LTB without notice to the Tenants.
3. If the Tenants comply with the conditions in this agreement that Landlord waives the application filing fee.

4. If the Tenants breach this agreement, the \$186.00 application filing fee will become immediately become due and payable, the Tenants will start to owe interest. This will be simple interest calculated at 4.00% annually on the balance outstanding starting the day following the date of default.

May 26, 2026

Date Issued

Diego Fernandez-Stoll

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.