



**Amended Order
Order under Section 69
Residential Tenancies Act, 2006
And section 21.1 of the Statutory Powers Procedure Act**

File Number: LTB-L-002266-26-AM

In the matter of: 304, 260 CLYDE RD
CAMBRIDGE ON N1R1L1

Between: Clyde Road Holdings Landlord

And

Nathaniel Starkes Tenant

This amended order is issued to correct a clerical error in the original order issued on May 6, 2026. The amendments have been bolded and underlined for easy reference. The rest of the order remains unchanged.

Clyde Road Holdings (the 'Landlord') applied for an order to terminate the tenancy and evict Nathaniel Starkes (the 'Tenant') because:

- the Tenant did not pay the rent that the Tenant owes (L1 Application); and
- the Tenant has been persistently late in paying the Tenant's rent; (L2 Application).

This application was scheduled to be heard by videoconference on March 18, 2026. Instead, the Landlord's Legal Representative, Eric Schroeder, and the Tenant engaged in private settlement discussions. The parties reached an agreement and requested an order on consent to resolve the application.

I was satisfied that the parties understood the terms and consequences of their consent.

Agreed Facts:

1. The lawful rent is \$1,222.00. It is due on the 1st day of each month.
2. The Tenant paid all arrears up to March 31, 2026 and the \$186.00 to the Landlord for the cost of filing the application.

It is ordered on Consent that:

L1 Application – Non-Payment of Rent

1. The Tenant paid all arrears up to March 31, 2026 and the \$186.00 to the Landlord for the cost of filing the application.
2. The L1 Application is discontinued.

L2 Application – Persistent Late Payment of Rent

3. The Tenant shall pay the Landlord the monthly rent due on or before the first day of the month for a period of 18 months starting April 1, 2026 to September 1, 2027.
4. If the Tenant fails to make any of the payments in **paragraph 3** above, the Landlord may apply under section 78 of the Act, within 30 days of the breach and without notice to the Tenant, for an order terminating the tenancy and evicting the Tenant.
5. This order on consent is in full and final settlement of this application.

May 6, 2026
Date Issued

Shadiyah Stoute
Hearings Officer, Landlord and Tenant Board

June 3, 2026
Date order Amended

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.