



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

File Number: LTB-L-025176-26

In the matter of: 125 WOODROW CRES
LONDON ON N6E1E7

Between: 1945660 Ontario Inc. Landlords
1945660 Ontario Inc.

And

Paul Cruickshank Tenants
Kortney Reynolds

1945660 Ontario Inc. and 1945660 Ontario Inc. (the 'Landlords') applied for an order to terminate the tenancy and evict Paul Cruickshank and Kortney Reynolds (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

The parties attended a hearing on June 2, 2026, by video conference. The parties elected to participate in Board facilitated mediation with the assistance of Dispute Resolution Officer (DRO), Ryan Gacnik.

The Landlords, Lonny Thompson, Valerie Thompson, and the Tenants, were present.

As a result of the mediation the parties requested a consent order, and I am satisfied that the parties understand the consequences of their consent.

The parties before the LTB consented to the following order:

It is ordered on consent that:

1. The Tenants shall pay to the Landlords \$5,561.77 for arrears of rent up to June 30, 2026, and costs.
2. The Tenants shall pay to the Landlords the amount set out in paragraph 1 in accordance with the following schedule:

Arrears Due Date	Arrears Due
Due on or before June 20, 2026	\$500.00
Due on or before July 20, 2026	\$500.00
Due on or before August 20, 2026	\$500.00
Due on or before September 20, 2026	\$500.00

Due on or before October 20, 2026	\$500.00
Due on or before November 20, 2026	\$500.00
Due on or before December 20, 2026	\$500.00
Due on or before January 20, 2027	\$500.00
Due on or before February 20, 2027	\$500.00
Due on or before March 20, 2027	\$500.00
Due on or before April 20, 2027	\$375.77

3. The Tenants shall also pay to the Landlords new rent on time and in full as it comes due and owing for the period July 1, 2026, to April 1, 2027, or until the arrears are paid in full, whichever date is earliest.
4. If the Tenants fail 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 Tenants to the Landlords pursuant to paragraph 1 of this order shall become immediately due and owing and the Landlords may, without notice to the Tenants, apply to the LTB within 30 days of the Tenants' breach pursuant to section 78 of the Act for an order terminating the tenancy and evicting the Tenants and requiring that the Tenants pay any new arrears, NSF fees and related charges that became owing after June 30, 2026.

June 10, 2026
Date Issued

Ryan Gacnik
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.