



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-022052-26

In the matter of: 503 MATTHEW WAY
COLLINGWOOD ON L9Y4V3

Between: Simcoe County Housing Landlord

And

Melissa Drennan
Trinity Marshall Tenants

Simcoe County Housing (the 'Landlord') applied for an order to terminate the tenancy and evict Melissa Drennan and Trinity Marshall (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

The application was heard by videoconference on May 28, 2026. The Landlord's agent Nicole MacDonald and the Tenants attended the hearing.

At the hearing, the parties engaged in mediation. As a result of the resolution discussion, the parties mutually agreed to resolve all matters at issue in the application and requested an order on consent. I was satisfied that the parties understood the terms and consequences of their consent.

Correction to the Payment Plan

On May 29, 2026 the Landlord and Tenants were advised that the payment plan outlined during the mediation did not include the application filing fee cost. The parties provided their consent by e-mail to extend the length of the payment plan to include the filing fee cost. This order reflects a revised payment plan which extends the length of the payment plan by one month.

It is ordered on consent that:

1. The Tenants shall pay to the Landlord \$3,435.11 which represents arrears of rent (\$3,249.11) plus the application filing fee (\$186.00) for the period ending May 31, 2026.
2. The Tenants shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:
 - Payments of \$277.00 on or before the 1st day of each month starting on June 1, 2026, and continuing each month until May 1, 2027; and
 - a final payment of \$111.11 on or before June 1, 2027.

3. The Tenants shall also pay to the Landlord new rent on time and in full as it comes due and owing for the period June 1, 2026 to June 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 Landlord pursuant to paragraph 1 of this order shall become immediately due and owing and the Landlord 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 May 31, 2026.

June 8, 2026
Date Issued

Sandra Sabourin
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.