



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

File Number: LTB-L-027192-26

In the matter of: 9B, 813 Old Highway 2
Trenton, ON K8V 5P5

Between: 2816738 Ontario Inc. Landlord

And

April Meadus Tenants
Dylan Kennett-Porter

2816738 Ontario Inc. (the 'Landlord') applied for an order to terminate the tenancy and evict April Meadus and Dylan Kennett-Porter (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

This application was heard by videoconference on June 4, 2026.

The Landlord's Representative, Lorrie McCullough, and the Tenants attended the hearing.

The parties before the LTB consented to the following order:

It is ordered on consent that:

1. The Tenants shall pay the Landlord \$8,086.00, which includes:
 - \$7,900.00 for arrears owing up to June 30, 2026; and
 - \$186.00 for the fee paid by the Landlord for filing the application.
2. The Tenants shall pay the amount set out in paragraph 1 according to the following schedule:
 1. \$500.00 on or before June 11, 2026.
 2. \$500.00 on or before June 25, 2026.
 3. \$500.00 on or before July 9, 2026.
 4. \$500.00 on or before July 23, 2026.
 5. \$500.00 on or before August 6, 2026.
 6. \$500.00 on or before August 20, 2026.
 7. \$500.00 on or before September 3, 2026.

8. \$500.00 on or before September 17, 2026.
 9. \$500.00 on or before October 1, 2026.
 10. \$500.00 on or before October 15, 2026.
 11. \$500.00 on or before October 29, 2026.
 12. \$500.00 on or before November 12, 2026.
 13. \$500.00 on or before November 26, 2026.
 14. \$500.00 on or before December 3, 2026.
 15. \$500.00 on or before December 17, 2026.
 16. \$586.00 on or before December 31, 2026.
3. The Tenants shall also pay to the Landlord new rent on time and in full as it comes due and owing on the first (1st) of each month, for the period beginning July 1, 2026, through to December 31, 2026, 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 June 30, 2026.

June 15, 2026
Date Issued

Samantha Greaves
Member, 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.