



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-020264-26

In the matter of: 29, 1022 Pembroke St East
Pembroke ON K8A8A7

Between: Chartwell Mastercare LP o/a Chartwell Pinewood Landlord

And

Leo Jocko Tenant

JUN 16, 2026

Chartwell Mastercare LP o/a Chartwell Pinewood (the 'Landlord') applied for an order to terminate the tenancy and evict Leo Jocko (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on May 14, 2026.

The Landlord's Agent Terri Soukup and the Landlord's Legal Representative Sawyer Peloso attended. Tenant Duty Counsel K. Smith and Registered Nurse Peggy Dick represented the Tenant.

The Tenant is a resident of Chartwell Pinewood and his capacity to communicate and process information is diminished. The Tenant has no immediate family but is supported by his local Indigenous community. Some community agencies have come together to help pay down the Tenant's arrears and there is a plan in place to house the Tenant in the community.

At the hearing, the parties mutually agreed to resolve all matters at issue in the application and requested a standard eviction order on consent. I was satisfied that the parties understood the consequences of the joint submission.

The parties agree:

1. The Landlord served the Tenant with a Notice to End Tenancy Early for Non-payment of Rent (N4 Notice). The Tenant did not void the notice by paying the amount of rent arrears owing by the termination date in the N4 Notice or before the date the application was filed.
2. As of the hearing date, the Tenant was still in possession of the rental unit.
3. The total of arrears owing is \$20,688.97. This includes discounts applied as payments.
4. They will work together to ensure as safe and smooth a transition as possible to move the Tenant out of the rental unit and into the new housing arrangement.

It is ordered on consent that:

1. The tenancy between the Landlord and the tenant is terminated.
2. If the unit is not vacated on or before June 27, 2026, then starting June 28, 2026, the Landlord may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.
3. Upon receipt of this order, the Court Enforcement Office (Sheriff) is directed to give vacant possession of the unit to the Landlord on or after June 28, 2026.

June 16, 2026
Date Issued

Heather Woodside
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.