



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

File Number: LTB-L-046242-26

In the matter of: 312, 585 PROUDFOOT LANE
LONDON ON N6H4R6

Between: OLD OAK PROPERTIES INC Landlord

And

Jaysheel Panchal Tenant

OLD OAK PROPERTIES INC (the 'Landlord') applied for an order to terminate the tenancy and evict Jaysheel Panchal, (the 'Tenant') because the Tenant has been persistently late in paying the Tenant's rent.

This application was heard by videoconference on June 16, 2026.

The Landlords representative Mr. Pearson and the Tenant attended the hearing.

Agreed Facts:

1. The parties consent to remove Brittany Stevenson and Nancy Stevenson as named Tenants.

On consent of the parties, it is ordered that:

2. The tenancy between the Landlord and the Tenant continues if the Tenant meets the conditions set out below.
3. Effective August 1, 2026, and for a period of 12 consecutive months thereafter, the Tenant will pay the full lawful rent when it is due and payable, on or before the first day of each consecutive month.
4. If the Tenant fails to comply with the conditions set out in paragraphs 1 and 2 of this order, the Landlord may apply under section 78 of the *Residential Tenancies Act, 2006* (the 'Act') for an order terminating the tenancy and evicting the Tenant. The Landlord must make the application within 30 days of a breach of a condition. This application is made to the LTB without notice to the Tenant.

June 18, 2026

Date Issued

Suzy Franklyn
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.