



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

File Number: LTB-L-027031-26

In the matter of: 405, 1817 VICTORIA PARK AVE
SCARBOROUGH ON M1R1T3

Between: 2780964 Ontario Limited Landlord

And

Amber Leigh-anne conlin Tenant

2780964 Ontario Limited (the 'Landlord') applied for an order to terminate the tenancy and evict Amber Leigh-anne conlin (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on June 3rd, 2026 .

The Landlord Representative Anita Sada and the Tenant attended the hearing. The Tenant declined to speak to Tenant Duty Counsel prior to the hearing.

The parties before the LTB consented to the following order We were satisfied that the parties understood the consequences of their consent

It is ordered on consent that:

1. The Tenant shall pay to the Landlord \$3536.75 for arrears of rent up to June 30th, 2026 and costs
2. The Tenant shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:

Payment Due Date	Payment Amount
On or before June 6, 2026	\$536.75
On or before June 20, 2026	\$1500.00
On or before July 20, 2026	\$700.00
On or before August 20, 2026	\$800.00

3. The Tenant shall also pay the lawful monthly rent as follows during the payment plan:

- The Tenant shall pay \$1000.00 towards July 2026 rent to the Landlord on or before July 1, 2026
- The Tenant shall pay to the Landlord \$847.26 towards July 2026 rent on or before July 20, 2026
- The Tenant shall pay to the Landlord \$1000.00 towards August 2026 rent on or before August 1, 2026
- The Tenant shall pay to the Landlord \$847.26 towards August 2026 rent on or before August 20, 2026

4. If the Tenant fails 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 Tenant to the Landlord pursuant to paragraph 1 of this order shall become immediately due and owing and the Landlord may, without notice to the Tenant, apply to the LTB within 30 days of the Tenant's breach pursuant to section 78 of the Act for an order terminating the tenancy and evicting the Tenant and requiring that the Tenant pay any new arrears, NSF fees and related charges that became owing after June 30th, 2026.

June 22, 2026
Date Issued

Suchana Sundararajan
Member, Landlord and Tenant Board

Reid Jackson
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.

