



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

File Number: LTB-L-046423-26

In the matter of: 520 A, 526 THAMES ST
WYOMING ON N0N1T0

Between: 52621 Wyoming LTD Landlord

And

Betty Butler Tenants
Richard Butler

52621 Wyoming LTD (the 'Landlord') applied for an order to terminate the tenancy and evict Betty Butler and Richard Butler (the 'Tenants') because the Tenants have been persistently late in paying the Tenants' rent.

The Landlord also claimed compensation for each day the Tenants remained in the unit after the termination date.

The application was scheduled to be heard on June 17, 2026, by video conference, at which time the parties decided to participate in Board facilitated mediation with the assistance of Dispute Resolution Officer/Hearings Officer, Johnnise Fenton.

The Landlord's agent, Balbir Singh, the Tenant, Betty Butler on behalf of both Tenants, the Tenant's Support Person, and Tenant Duty Counsel, Mariah Stead, were present. The Tenant spoke with Tenant Duty Counsel prior to mediation.

As a result of the mediation the parties mutually agreed to resolve all matters at issue in the application and requested an order on consent. I am satisfied that the parties understand the consequences of their consent.

The parties agreed that:

1. The lawful monthly rent will be increased to \$1,649.25 effective July 1, 2026.
2. The Tenants will pay to the Landlord \$100.00 representing arrears of rent for June 2026.

It is ordered on consent that:

1. The tenancy between the Landlord and the Tenants continues if the Tenants meet the conditions set out below.
2. For the 24-month period beginning July 1, 2026, and ending June 1, 2028, the Tenants shall pay to the Landlord the new lawful rent on time and in full, on or before the 1st day of each month, for the twenty-four (24) month period

3. If the Tenants fail to comply with the conditions set out in paragraph 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 Tenants. 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 Tenants.
4. The Tenants shall also pay to the Landlord \$186.00 for the cost of filing the application.
5. If the Tenants do not pay the Landlord the full amount owing on or before June 26, 2026, the Tenants will start to owe interest. This will be simple interest calculated from June 27, 2026, at 4.00% annually on the balance outstanding.

June 23, 2026
Date Issued

Johnnise Fenton
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.