



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

File Number: LTB-L-028493-26

In the matter of: 504, 95 FIDDLERS GREEN RD
LONDON ON N6H4T1

Between: Capreit Limited Partnership Landlord

And

Jake Beckett Tenants
Abigail Beckett

Capreit Limited Partnership (the 'Landlord') applied for an order to terminate the tenancy and evict Jake Beckett and Abigail Beckett (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

The application was scheduled to be heard on June 16, 2026, by video conference, at which the parties decided to participate in Board facilitated mediation with the assistance of Dispute Resolution Officer/Hearings Officer, Michelle Forrester.

The Landlord's Representative, Gabriela Quaresma, and the Tenant, Jake Beckett, on behalf of both tenants, were present.

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, and I am satisfied that the parties understand the consequences of their consent.

The parties before the LTB consented to the following order:

On consent of the parties, it is ordered that:

1. The Tenants shall pay to the Landlord \$630.78 for arrears of rent up to June 30, 2026, and costs.
2. The Tenants shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:

Date Payment Due	Amount of Payment
July 20, 2026	\$100.00
August 20, 2026	\$100.00

September 20, 2026	\$100.00
October 20, 2026	\$100.00
November 20, 2026	\$100.00
December 20, 2026	\$130.78

3. The Tenants shall also pay to the Landlord new rent on time and in full as it comes due and owing for the period July 1, 2026, to December 1, 2026, or until the arrears are paid in full, whichever date is earliest.
4. If the Tenants 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 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 23, 2026
Date Issued

 Michelle Forrester
 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.