



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-033268-26

In the matter of: 1507, 151 QUEEN ST N
HAMILTON ON L8R2V7

Between: Victoria Park Community Homes Landlord

And

Necole Gravefell Tenants
Denise Barnard

Victoria Park Community Homes (the 'Landlord') applied to the Landlord and Tenant Board ('LTB') for an order to terminate the tenancy and evict Necole Gravefell and Denise Barnard (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

The application was scheduled to be heard by video conference on June 18, 2026. Cheryl Lebel, Employee of the Landlord, represented the Landlord. Necole Gravefell attended on behalf of the Tenants.

Prior to the hearing, and through private discussion, the parties resolved the application and requested the LTB issue an Order on consent confirming their agreement. I, as Dispute Resolution Officer and Hearing Officer, am satisfied that the parties understood the terms of their consent as set out in the Order below.

It is ordered on consent that:

1. The Tenants shall pay to the Landlord \$2,418.15. This amount represents \$2,232.15 for arrears of rent up to June 30, 2026, and the \$186.00 application filing fee (costs).
2. The Tenants shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:

Date of Payment	Payment Amount
June 20, 2026	\$303.00
July 20, 2026	\$303.00
August 20, 2026	\$303.00
September 20, 2026	\$303.00

October 20, 2026	\$303.00
November 20, 2026	\$303.00
December 20, 2026	\$303.00
January 20, 2027	\$297.15

3. The Tenants shall also pay to the Landlord the lawful monthly rent on or before the 1st day of each month starting July 2026 through to and including January 2027, or until the arrears are paid in full, whichever date is earliest.
4. If the Tenants fail 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 25, 2026
Date Issued

 Joanne Lolato

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.