



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

**File Number:** LTB-L-034560-26

**In the matter of:** 207, 485 SECOND ST  
COLLINGWOOD ON L9Y2E1

**Between:** Simcoe County Housing Corporation Landlord

**And**

Doug Berard Tenants  
Rose Berard

Simcoe County Housing Corporation (the 'Landlord') applied for an order to terminate the tenancy and evict Doug Berard and Rose Berard (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

The application was scheduled to be heard on June 23, 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, Ryan Gacnik.

The Landlord's Agent, Cara Weatherell, and the 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.

**It is ordered on consent that:**

1. The Tenants shall pay to the Landlord **\$4,866.00**. This amount represents \$4,680.00 for arrears of rent up to June 30, 2026, and \$186.00 for the application filing fee.
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 |
|--------------------|----------------|
| July 28, 2026      | \$270.00       |
| August 28, 2026    | \$270.00       |
| September 28, 2026 | \$270.00       |

|                    |          |
|--------------------|----------|
| October 28, 2026   | \$270.00 |
| November 28, 2026  | \$270.00 |
| December 28, 2026  | \$270.00 |
| January 28, 2027   | \$270.00 |
| February 28, 2027  | \$270.00 |
| March 28, 2027     | \$270.00 |
| April 28, 2027     | \$270.00 |
| May 28, 2027       | \$270.00 |
| June 28, 2027      | \$270.00 |
| July 28, 2027      | \$270.00 |
| August 28, 2027    | \$270.00 |
| September 28, 2027 | \$270.00 |
| October 28, 2027   | \$270.00 |
| November 28, 2027  | \$270.00 |
| December 28, 2027  | \$270.00 |
| January 28, 2028   | \$6.00   |

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 January 1, 2028, 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 26, 2026**  
**Date Issued**

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**Ryan Gacnik**  
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.