



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

File Number: LTB-L-033250-26

In the matter of: 600, 875 WONDERLAND RD S
LONDON ON N6K 3N1

Between: WONDERLAND TOWERS Landlord

and

TREVONTE JAMES DORSETT Tenant

WONDERLAND TOWERS (the 'Landlord') applied for an order to terminate the tenancy and evict TREVONTE JAMES DORSETT (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

The parties attended a hearing scheduled on June 24, 2026 by videoconference.

The Landlord's Representative Marie Galevski and the Tenant engaged in private settlement discussions. Parties reached an agreement and requested an order on consent. The Tenant received legal advice regarding this application.

I am satisfied that the parties understand the consequences of their consent, including waiving their right to a hearing on this application.

Agreed Fact:

- 1) The current rent is \$1,785.00. It is due on the 1st day of each month.
- 2) The Tenant has paid \$1,700.00 to the Landlord since the application was filed.
- 3) The rent arrears owing to June 30, 2026 are \$4,430.75.
- 4) The Landlord incurred costs of \$186.00 for filing the application and is entitled to reimbursement of those costs.
- 5) The Tenant indicated that a \$400.00 payment has been sent to the Landlord, but the Landlord was unable to confirm receipt of the payment at the time of the mediation.
- 6) The other party named as a Tenant in the application is a guarantor.

It is ordered on consent of the parties that:

1. The application is amended to remove Rumman Malik Khandakar as a Tenant.
2. The Tenant shall pay to the Landlord \$4,616.75. This amount includes rent arrears owing up to June 30, 2026 and the cost of filing the application.
3. The Tenant shall pay to the Landlord the amount set out in paragraph 2 in accordance with the following schedule:

Date Payment Due	Amount of Payment
June 30, 2026	\$400.00
July 22, 2026	\$350.00
August 22, 2026	\$350.00
September 22, 2026	\$350.00
October 22, 2026	\$350.00
November 22, 2026	\$350.00
December 22, 2026	\$350.00
January 22, 2027	\$350.00
February 22, 2027	\$350.00
March 22, 2027	\$350.00
April 22, 2027	\$350.00
May 22, 2027	\$350.00
June 22, 2027	\$366.75

4. The Tenant shall also pay to the Landlord new rent in full and on time for the period July 1, 2026 to June 1, 2027, or until the arrears are paid in full, whichever date is earliest.
5. 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 2 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 30, 2026.
6. This order is in full and final settlement of this application.

June 26, 2026
Date Issued

 Denise Hannivan
 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.