



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

**File Number:** LTB-L-017571-26

**In the matter of:** 240 WIGGINS PVT  
OTTAWA ON K1N1B9

**Between:** Ottawa Community Housing Corp. Landlord

**And**

Djohara Farah Tenant

Ottawa Community Housing Corp. (the 'Landlord') applied for an order to terminate the tenancy and evict Djohara Farah (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

The application was scheduled to be heard by videoconference on May 27, 2026. The Landlord's agent Shirley Furlotte and the Tenant's representative, her son Omar Omar, participated in mediation.

The parties reached an agreement and requested an Order on Consent in full and final settlement of the application. I was satisfied that the parties understood the consequences of their consent.

**It is ordered on consent that:**

1. The Tenant shall pay to the Landlord \$587.75 for arrears of rent up to May 31, 2026, including the application filing fee of \$186.00.
2. The Tenant shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:
  - a) Starting June 22, 2026, for a period of 11 consecutive months, the Tenant shall make monthly payments of \$50.00 to the Landlord due on or before the 22<sup>nd</sup> day of every month.
  - b) The Tenant shall make one last payment of \$37.75 on or before May 22, 2027.
3. The Tenant shall pay her lawful monthly rent in full for June 2026 on or before June 5, 2026.
4. The Tenant 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 May 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 1 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 May 31, 2026.

**June 11, 2026**  
**Date Issued**

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Isabelle Bouvier  
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.