



**Order under Section 78(6)  
Residential Tenancies Act, 2006**

**Citation:** Mcneilly v Howey-Parkins, 2024 ONLTB 27344

**Date:** 2024-04-19

**File Number:** LTB-L-007430-24

**In the matter of:** 30 ANN ST  
DELHI ON N4B1H4

**Between:** Kim Mcneilly Landlord

**And**

Cassandra Howey-Parkins Tenants  
Steven Moore

Kim Mcneilly (the 'Landlord') applied for an order to terminate the tenancy and evict Cassandra Howey-Parkins and Steven Moore (the 'Tenants') and for an order to have the Tenants pay compensation for damage they owe because the Tenants failed to meet a condition specified in the order issued by the Board on October 12, 2023 with respect to application LTB-L-008348-23.

A hearing was held by videoconference on April 9, 2024 to consider this application. The Landlord and the Tenant Cassandra Howey-Parkins, attended the hearing.

The parties agree the Tenants owe the Landlord \$1,561.28 in arrears and costs to the end of April 2024.

At the hearing the parties consented to the following order.

**It is ordered that:**

1. Order LTB-L-008348-23 is cancelled and replaced with the following:
2. The Tenants shall pay to the Landlord \$1,561.28 as follows:
  - The Tenants shall pay to the Landlord the lawful rent plus \$182.00 on or before the 1<sup>st</sup> day of each consecutive month commencing May 2024 and continuing through December 2024.
  - The Tenants shall pay to the Landlord the lawful monthly rent plus \$105.28 on or before January 1, 2025.
3. The Tenants shall also pay the water bill in full.

4. In the event the Tenants fail to make the above said payments in full and on time, the entire balance of the amount set out in this Order will become due and payable forthwith under this Order. The Landlord shall be entitled to apply to the Board, no later than 30 days after a breach of this Order, without notice to the Tenants, for an Order terminating the tenancy and evicting the Tenants and for any arrears that become due after the date of this order, pursuant to Section 78 of the Residential Tenancies Act, 2006.

**April 19, 2024**



**Date Issued**

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Greg Joy  
Member, 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.