



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

Citation: TORONTO COMMUNITY HOUSING CORPORATION v CHARLES, 2023 ONLTB 15253

Date: 2023-01-17

File Number: LTB-L-064163-22

In the matter of: 3, 47 MUNRO STREET
TORONTO ONTARIO M4M2S6

Between: TORONTO COMMUNITY HOUSING CORPORATION Landlord

And

OLIVE CHARLES Tenant

TORONTO COMMUNITY HOUSING CORPORATION (the 'Landlord') applied for an order to terminate the tenancy and evict OLIVE CHARLES (the 'Tenant') because the Tenant did not meet a condition specified in the mediated settlement signed by the parties on January 17, 2020 with respect to application TSL-94627-18.

This application was heard on January 11, 2023. The Landlord's representative Camille Abraham attended the hearing.

The Tenant owes the Landlord \$13,315.96 in arrears, costs and includes \$10.00 for a maintenance charge.

The Landlord consents to the following order for relief for eviction which the Tenant has agreed to prior to the hearing.

It is ordered that:

1. Meditated settlement TSL-94627-18 is cancelled and replaced with the following.
2. The Tenant shall pay to the Landlord \$14,315.96 plus rent as it becomes due as follows:
 - The Tenant shall pay to the Landlord the lawful rent plus \$710.00 on or before February 1, 2023.
 - The Tenant shall pay to the Landlord the lawful rent plus \$700.00 on or before the 1st day of each consecutive month commencing March 2023 and continuing through September 2024.

- The Tenant shall pay to the Landlord the lawful monthly rent plus \$305.96 on or before October 1, 2024.
3. In the event the Tenant fails to make the above said payment 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 Tenant, for an Order terminating the tenancy and evicting the Tenant and for any arrears that become due after the date of this order, pursuant to Section 78 of the Residential Tenancies Act, 2006.

January 17, 2023

Date Issued

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.

