



Order under Section 69 Residential Tenancies Act, 2006

Citation: Hamilton East Kiwanis NP Homes Inc. v Howard, 2023 ONLTB 18379

Date: 2023-02-08

File Number: LTB-L-054565-22

In the matter of: 127 TRAGINA AVENUE NORTH
HAMILTON ON L8H5C6

Between: Hamilton East Kiwanis NP Homes Inc. Landlord

And

Devin Howard Tenants
Nicole Howard

Hamilton East Kiwanis NP Homes Inc. (the 'Landlord') applied for an order to terminate the tenancy and evict Devin Howard and Nicole Howard (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

This application was heard by videoconference on January 18, 2023. The Landlord's legal representative, L.Hauser and the second named Tenant attended the hearing.

Determinations:

1. The parties came before me and requested the following order on consent.

It is ordered that:

1. The Tenants shall pay to the Landlord \$9,912.00 for arrears of rent up to January 31, 2023 and costs.
2. The Tenants shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:
 - a) The Tenants shall pay \$9,712.00 on or before May 31, 2023.
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 February 1, 2023 to May 1, 2023, or until the arrears are paid in full, whichever date is earliest.
4. If the Tenants 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 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 Tenant, 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 Tenant and requiring that the Tenants pay any new arrears, NSF fees and related charges that became owing after January 31, 2023.

February 8, 2023

Date Issued

Curtis Begg

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.