



## Order under Section 21.2 of the Statutory Powers Procedure Act and the Residential Tenancies Act, 2006

**Citation:** Newdick v Vella, 2022 ONLTB 11202

**Date:** 2022-11-03

**File Number:** LTB-L-010819-22-RV

**In the matter of:** BASEMENT, 45 MAPLE AVE  
GEORGETOWN ON L7G5M3

**Between:** Dennis Newdick Landlord

**And**

Rebecca Vella Tenant

### Review Order

This application was resolved by order LTB-L-010819-22 issued on October 6, 2022.

On October 14, 2022, the Tenant requested a review of the order.

This request was heard in on November 2, 2022. The Landlord and the Tenant who met with Duty Counsel, attended the hearing.

The parties agree the Tenant owes the Landlord \$9,170.20 in arrears and costs to the end of November 2022.

The Tenant testified as to how she will be able to pay the full amount owing to the Landlord by the end of December 2022 plus rent in full and on time. Based the Tenants testimony, the Landlord agreed to the following order.

#### It is ordered that:

1. Order LTB-L-010819-22 issued on October 6, 2022 is cancelled and replaced with the following:
2. The Tenant shall pay to the Landlord the lawful monthly rent for December 2022 on or before December 1, 2022.
3. The Tenant shall pay to the Landlord \$9,170.20 on or before December 31, 2022.
4. In the event the Tenant fails 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 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.

**November 3, 2022**

**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.