



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-104024-24

In the matter of: 150 5 Ave SW
CHESLEY ON N0G 1L0

Between: Christian Warnica

And

Jason Pritchard

I hereby certify this is a
true copy of an Order dated

APR 08, 2025

Landlord and Tenant Board

Landlord

Tenant

Christian Warnica (the 'Landlord') applied for an order to terminate the tenancy and evict Jason Pritchard (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on March 26, 2025.

The Landlord and the Tenant attended the hearing. The parties agreed to participate in mediation. The Tenant met with Tenant Duty Counsel prior to the mediation. As a result of the resolution discussion, the parties mutually agreed to resolve all matters at issue in the applications and requested an order on consent. I was satisfied the parties understood the terms and consequences of their consent.

The parties before the LTB consented to the following order:

Agreed Facts:

1. The parties agreed the lawful monthly rent for April 2025 can be delayed to April 4, 2025 for full payment.

It is ordered on consent that:

1. The Tenant shall pay to the Landlord \$10,186.00 for arrears of rent up to March 3, 2025 and this includes the Landlord's filing fee.
2. The Tenant shall pay to the Landlord the amount set out in paragraph 1 in accordance with the following schedule:

Date of Payment – On or Before	Amount of Payment
April 18, 2025	\$1,273.25
May 18, 2025	\$1,273.25

June 18, 2025	\$1,273.25
July 18, 2025	\$1,273.25
August 18, 2025	\$1,273.25
September 18, 2025	\$1,273.25
October 18, 2025	\$1,273.25
November 18, 2025	\$1,273.25

3. The Tenant shall also pay to the Landlord new rent on time and in full as it comes due and owing for the period April 1, 2025 to November 30, 2025, or until the arrears are paid in full, whichever date is earliest. There is an exception for the month of April 2025 where the lawful monthly rent shall be paid on or before April 4, 2025.
4. 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 March 31, 2025.

April 8, 2025
Date Issued



Tanya Speedie
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.