



**Order under Section 78(11)
Residential Tenancies Act, 2006**

File Number: LTB-L-092997-25-SA

In the matter of: 1/2, 21 YORK PL
CAMBRIDGE ON N1R3P6

Between: Barbara Frances Weber Landlord

And

Amanda Bormans Tenant

Barbara Frances Weber (the 'Landlord') applied for an order to terminate the tenancy and evict Amanda Bormans (the 'Tenant') and for an order to have the Tenant pay the rent they owe because the Tenant did not meet a condition specified in the mediated settlement signed by the parties on October 27, 2025 with respect to application LTB-L-068301-25.

The Landlord's application was resolved by order LTB-L-092997-25, issued on November 12, 2025. This order was issued without a hearing being held.

The Tenant filed a motion to set aside order LTB-L-092997-25.

This motion was heard by videoconference on December 18, 2025. The Landlord and the Tenant, who met with Duty Counsel, attended the hearing.

Determinations:

1. The Tenant owed the Landlord \$3,926.00 in arrears and costs to the end of October 2025. With the assistance of a Board Dispute Resolution Officer, the Tenant agreed to pay the Landlord rent plus \$170.00 each month from November until the arrears were paid in full.
2. Since the hearing the Tenant has paid rent but has made no payments toward the arrears of rent.
3. After meeting with Duty Counsel, the Tenant proposed paying the entire balance of the arrears and costs in 60 days.
4. Considering the fact that this is a five-year tenancy, that the amount the Tenant owes has not increased, and that the amount the Tenant owes will be paid considerably sooner than the previous agreement, I find that it would not be unfair to set aside order LTB-L-092997-25 and replace order LTB-L-068301-25.

It is ordered that:

1. The motion to set aside Order LTB-L-092997-25, issued on November 12, 2025, is granted.
2. Order LTB-L-092997-25, issued on November 12, 2025, is set aside and cannot be enforced.
3. The Tenant shall pay to the Landlord January rent on or before January 10, 2026.
4. The Tenant shall pay to the Landlord February rent on or before February 1, 2026.
5. The Tenant shall pay to the Landlord \$3,926.00 on or before February 16, 2026.
6. 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.

January 8, 2026

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.

