



**Order under Section 74(14)
Residential Tenancies Act, 2006**

File Number: LTB-L-038247-25-VO

In the matter of: 1502, 70 PARK ST E
MISSISSAUGA ON L5G1M5

Between: MPCT DIF 70 PARK STREET EAST GP INC. Landlord

And

Konstantin Golov Tenant

Konstantin Golov (the 'Tenant') filed a motion to set aside order LTB-L-038247-25 because, before the eviction order was enforced, the Tenant paid the amount required under subsection 74(11) of the *Residential Tenancies Act, 2006* (the 'Act') to void the order.

This motion was heard by videoconference on December 22, 2025.

The Tenant and the Landlord's legal representative Sara Ginman attended the hearing.

At the hearing, the parties consented to the following order.

Agreed Facts:

1. The Tenant has not previously made a motion under subsection 74(11) of the Act to set aside an eviction order during this tenancy.
2. Before the Tenant filed this motion, the Tenant paid a total of \$0.00 to the . The amount paid represents all the rent that is in arrears under the tenancy agreement, all additional rent that would have been due under the tenancy agreement up to , all NSF and related administration fees the Landlord incurred and the filing fee for this application. This payment is at least the amount required under subsection 74(11) to void the eviction order.
3. The Landlord did not incur non-refundable enforcement costs.

It is ordered on consent that:

1. Order LTB-L-038247-25 is void and cannot be enforced by the Landlord.

January 8, 2026
Date Issued

Nersi Makki
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.

Notes:

- The Tenant cannot make another motion under subsection 74(11) of the Act to set aside an eviction order during the period of the Tenant's tenancy agreement with the Landlord.