



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

Citation: Lee v Bush, 2026 ONLTB 3549

Date: 2026-01-08

File Number: LTB-L-082782-25-SA-RV

In the matter of: 5, 314 Clinton Street
TORONTO ON M6G2Y8

Between: U Chol Lee Landlord

And

Matthew Bush Tenant

Review Order

U Chol Lee (the 'Landlord') applied for an order to terminate the tenancy and evict Matthew Bush (the 'Tenant') because the Tenant failed to meet a condition specified in the order issued by the Board on September 5, 2025 with respect to application LTB-L-047660-25.

This application was resolved by order LTB-L-082782-25 issued on October 15, 2025.

The Tenant filed a motion to set aside order LTB-L-082782-25.

The motion was resolved by order LTB-L-082782-25-SA issued on December 8, 2025.

On January 6, 2026, the Landlord requested a review of the order.

A preliminary review of the review request was completed without a hearing.

Determinations:

1. The Landlord's request to review does not contest the finding in the order that the Tenant breached order LTB-L-047660-25 to pay the rent in full and on time by paying the rent for October 2025 approximately three hours late (i.e. 3:03 AM October 2, 2025).
2. The Landlord's request to review does not identify that this three hour delay had any impact on them.
3. As a result, I see no error in granting the Tenant's motion to set aside.
4. While the Landlord takes issue with the Board granting the Tenant's request to extend time to file the motion to set aside, this was an administrative decision made prior to the

hearing of the Tenant's motion to set aside and was not properly before the Board for consideration at the hearing of the motion to set aside.

5. As a result, on the basis of the submissions made in the request, I am not satisfied that there is a serious error in the order or that a serious error occurred in the proceedings or the Landlord was not reasonably able to participate in the proceeding.

It is ordered that:

1. The request to review order LTB-L-082782-25-SA issued on December 8, 2025 is denied. The order is confirmed and remains unchanged.

January 8, 2026
Date Issued

Richard Ferriss
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.