



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

File Number: LTB-L-101548-25-SA

In the matter of: 1106, 5 NEEDLE FIR WAY
NORTH YORK ON M3N2B9

Between: Toronto Community Housing Corporation Landlord

And

Marvia Elaine Mitchell Tenant

Toronto Community Housing Corporation (the 'Landlord') applied for an order to terminate the tenancy and evict Marvia Elaine Mitchell (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 order issued by the LTB on February 7, 2025 with respect to application LTB-L-082529-24.

The Tenant filed a motion to set aside order LTB-L-101548-25.

This motion was heard by videoconference on January 13, 2026. the Landlord's representative Ahel Abera, and the Tenant, attended the hearing.

The Landlord consents to the Tenant's motion to set aside.

It is ordered that:

1. The motion to set aside Order LTB-L-101548-25, issued on December 8, 2025, is granted.
2. Order LTB-L-101548-25, issued on December 8, 2025, is set aside and cannot be enforced.

January 15, 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.