



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

File Number: LTB-L-106104-25-SA

In the matter of: Unit 614, 2480 EGLINTON AVE W
YORK ON M6M5G9

Between: Micah Homes Non-Profit Housing Corporation Landlord

And

Natasha Johnson Tenant

Micah Homes Non-Profit Housing Corporation (the 'Landlord') applied for an order to terminate the tenancy and evict Natasha Johnson (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 June 25, 2024 with respect to application LTB-L-012782-24.

The Landlord's application was resolved by order LTB-L-106104-25, issued on January 6, 2026. This order was issued without a hearing being held.

The Tenant filed a motion to set aside order LTB-L-106104-25.

This motion was heard by videoconference on January 21, 2026.

The Landlord's agent O. Gayle, the Landlord's Legal Representative Francisco Gomez and the Tenant attended the hearing.

Determinations:

1. The Tenant failed to meet a condition specified in the order issued by the LTB on June 25, 2024 with respect to application LTB-L-012782-24.
2. The Landlord advised the LTB that prior to the hearing the Tenant paid all the rent that was in arrears and all additional rent that would have been due under the tenancy agreement for the period ending January 31, 2026 and the filing fee.
3. After considering all of the circumstances, I find that it would not be unfair to set aside order LTB-L-106104-25.

It is ordered that:

1. The motion to set aside Order LTB-L-106104-25, issued on January 6, 2026, is granted.
2. Order LTB-L-106104-25 is set aside and cannot be enforced.

3. Order LTB-L-106104-25 is cancelled and replaced with the following.
4. The Landlord's application LTB-L-012782-24 is discontinued to January 31, 2026.

January 27, 2026

Date Issued

Elle Venhola

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.