



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

Citation: SKPM RENTS 4 v MOLINARO, 2026 ONLTB 13808

Date: 2026-02-13

File Number: LTB-L-083859-25-RV

In the matter of: 203, 124 PARK RD N
OSHAWA ON L1J4L4

Between: SKPM RENTS 4 Landlord

And

LOUIE MOLINARO Tenant

Review Order

SKPM RENTS 4 (the 'Landlord') applied for an order to terminate the tenancy and evict LOUIE MOLINARO (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was resolved by order LTB-L-083859-25 issued on January 9, 2026.

On January 16, 2026, the Tenant requested a review of the order and that the order be stayed until the request to review the order is resolved.

On January 19, 2026, interim order LTB-L-083859-25-RV-IN was issued, staying the order issued on January 9, 2026.

This request was heard by videoconference on February 9, 2026.

Only the Landlord's legal representative, S. Harris, attended the hearing. I was satisfied that the Tenant had received the Notice of Hearing and there was no request to adjourn before me. Based on this, I proceeded to hear the review at 9:30 a.m. with only the Landlord's evidence.

Determinations:

1. Although the Tenant did not attend the hearing to support their request for a review, the Landlord nevertheless, consents to the review.
2. The Landlord's legal representative said that the Tenant has paid everything, including all fees, to December 31, 2026, and they therefore discontinued the application.

It is ordered that:

1. The request to review order LTB-L-083859-25 issued on January 9, 2026, is granted.

2. Order LTB-L-083859-25 issued on January 9, 2026, and interim order LTB-L-083859-25-RV-IN issued on January 19, 2026, are both cancelled. They are replaced by the following order.
3. The Landlord's application is discontinued to December 31, 2026.

February 13, 2026
Date Issued

Nancy Morris
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.