



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

File Number: LTB-L-107230-25-SA

In the matter of: 236 NEW ORCHARD AVE
OTTAWA ON K2B5E9

Between: Francis Tremblay Landlord

And

Mickaela English Tenant

Francis Tremblay (the 'Landlord') applied for an order to terminate the tenancy and evict Mickaela English (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 December 5, 2025 with respect to application LTB-L-079419-25.

The Landlord's application was resolved by order LTB-L-107230-25, issued on January 12, 2026. This order was issued without a hearing being held.

The Tenant filed a motion to set aside order LTB-L-107230-25.

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

Neither the Landlord nor the Tenant attended the hearing.

On February 3, 2026, the Landlord requested in writing to withdraw their application.

Determinations:

1. On February 3, 2026, the Landlord requested in writing to withdraw their application. Given this, I find that it would not be unfair to set aside order LTB-L-107230-25.

It is ordered that:

1. The motion to set aside Order LTB-L-107230-25, issued on January 12, 2026, is granted.

2. Order LTB-L-107230-25, issued on January 12, 2026, is set aside and cannot be enforced.

February 13, 2026
Date Issued

Lisa Del Vecchio
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.