



**Order under Subsection 74(2)
Residential Tenancies Act, 2006**

File Number: LTB-L-096372-25

In the matter of: 0162, 7230 Darcel Ave
Mississauga ON L4T3T6

Between: IMH Pool XX LP

Landlord

And

Glenroy Coburn
Delfine Hunt Coburn

Tenants

IMH Pool XX LP (the 'Landlord') applied for an order to terminate the tenancy and evict Glenroy Coburn and Delfine Hunt Coburn (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

This application was heard by videoconference on February 5, 2026.

The Landlord, the Landlord's Representative, Phylcia Thomas, and the Tenants, Delfina Hunt Coburn, attended the hearing.

Determinations:

1. The Landlord's Representative 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 November 30, 2025, and the filing fee.

It is ordered that:

1. The Landlord's application for an order terminating the tenancy and evicting the Tenant based upon arrears of rent is discontinued.

February 18, 2026
Date Issued

Nicole Pedron
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.