



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

Citation: smith- hoxha v Alba Group 23, 2026 ONLTB 8926

Date: 2026-02-11

File Number: LTB-L-094895-25-RV

In the matter of: Upper Level, 23 Kingsview Blvd
Etobicoke ON M9R1T5

Between: Linsay Smith-Hoxha Landlord
Arli Hoxha

And

Alba Group 23 Tenant
Mimoza Marashi
Fran Marashi

Review Order

Linsay Smith-Hoxha and Arli Hoxha (the 'Landlord') applied for an order to terminate the tenancy and evict Alba Group 23, Fran Marashi and Mimoza Marashi (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was resolved by order LTB-L-094895-25 issued on February 4, 2026.

On February 6, 2026, the Landlord requested a review of the order.

A preliminary review of the review request was completed without a hearing. In determining this request, I reviewed the materials in the LTB's file as well as the audio recording for this hearing.

Determinations:

1. The Landlord alleges that the consent order dated February 4, 2026 does not reflect the terms agreed to by the parties.
2. I have listened to the hearing recording. The terms that the Landlord alleges ought to be in this order were not mentioned on the recording.
3. As a result, I am satisfied that the order reflects the terms agreed to by the parties at the hearing.
4. For these reasons, I am not satisfied that there is a serious error in the order or that a serious error occurred in the proceedings or that the Landlord was not reasonably able to participate in the proceeding.

It is ordered that:

1. The request to review order LTB-L-094895-25 issued on February 4, 2026 is denied. The order is confirmed and remains unchanged.

February 11, 2026
Date Issued

Richard Ferriss
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.