



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

Citation: THE WINDERMERE APARTMENTS INC. v LOADER, 2026 ONLTB 17371

Date: 2026-02-23

File Number: LTB-L-094493-25-SA-RV

In the matter of: 1, 61 ROY ST
KITCHENER ON N2H4B4

Between: THE WINDERMERE APARTMENTS INC.

Landlord

And

KATRINA LOADER
BARON LOADER

Tenants

Review Order

THE WINDERMERE APARTMENTS INC. (the 'Landlord') applied for an order to terminate the tenancy and evict KATRINA LOADER and BARON LOADER (the 'Tenants') and for an order to have the Tenant pay the rent they owe because the Tenant failed to meet a condition specified in the order issued by the Board on September 9, 2025 with respect to application LTB-L-049804-25.

This application was resolved by order LTB-L-094493-25 issued on November 17, 2025. The Tenants filed a motion to set aside the order. The Tenants' motion was resolved by order LTB-L-094493-25-SA, issued on January 20, 2026, amended on February 3, 2026.

On February 20, 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 listened to the audio recording for this hearing.

Determinations:

1. The request for review is made on the ground of serious error.
2. The Landlord submits that the amount of arrears is incorrectly stated on the order. The order states that the parties agreed that the arrears to December 31, 2025 are \$625.25. The review request submits that the arrears to December 31 are actually \$2,870.21.
3. The reason the amount of arrears is incorrect on the order is that, at the hearing, the Landlord's representative stated that the arrears to the end of December 2025 are \$625.25.

4. The Landlord does not allege that the Board made an unreasonable finding of fact on the evidence presented at the hearing. The Landlord does not allege that since the hearing they have discovered new evidence which was in existence at the time of the hearing but not available to it.
5. The Landlord's representative misstated the amount of arrears in evidence that they presented to the Board. This was not a serious error by the Board. The order accurately reflects the evidence presented at the hearing.
6. On the basis of the submissions made in the request, I am not satisfied that there is a serious error in the order or that a serious error occurred in the proceedings.

It is ordered that:

1. The request to review order LTB-L-094493-25 issued on January 20, 2026 is denied. The order is confirmed and remains unchanged.

February 23, 2026
Date Issued

Renée Lang
Vice Chair, 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.