



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

File Number: LTB-L-002657-26-SA

In the matter of: 2, 34 KING WILLIAM ST
HUNTSVILLE ON P1H1G5

Between: John Tobin Spring Landlord

And

Morgan Henwood Tenant

John Tobin Spring (the 'Landlord') applied for an order to terminate the tenancy and evict Morgan Henwood (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 October 14, 2025, with respect to application LTB-L-063754-25.

The Landlord's application was resolved by order LTB-L-002657-26, issued on January 19, 2026. This order was issued without a hearing being held.

The Tenant filed a motion to set aside order LTB-L-002657-26.

This motion was heard by videoconference on February 12, 2026. The Landlord, the Landlord's Legal Representative, K. Draycott, the Tenant's Legal Representative, A. Brown and the Tenant attended the hearing.

The parties mutually agreed to resolve all matters at issue in the application and requested an order on consent. I was satisfied that the parties understood the consequences of the joint submission.

On February 13, 2026, the Landlord informed the LTB that the Tenant paid the outstanding arrears of \$3,536.00 as agreed.

At the hearing, the parties agreed:

1. The Tenant shall pay to the Landlord \$3,536.00 on or before February 13, 2026. This payment satisfies the outstanding arrears.
2. On confirmation of receipt by the Landlord, the motion is granted.

On consent of the parties, it is ordered that:

1. The motion to set aside Order LTB-L-002657-26, issued on January 19, 2026, is granted. The order cannot be enforced by the Landlord.
2. The Tenant has satisfied the conditions in the previous order issued on October 14, 2025, with respect to LTB-L-063754-25.

March 5, 2026

Date Issued

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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.