



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

File Number: LTB-L-003074-26-SA

In the matter of: 401, 205 VODDEN STREET EAST
BRAMPTON, ON L6V1M9

Between: MANTLER MANAGEMENT LTD. Landlord

and

MARIA PIROSKA DUMITRU Tenant

SET ASIDE MOTION ORDER ON CONSENT

Mantler Management Ltd. (the 'Landlord') applied in a L4 application seeking an order to terminate the tenancy and evict Maria Pirooska Dumitru (the 'Tenant') because the Landlord claimed that the Tenant failed to meet a condition specified in the consent order issued by the Board on December 16, 2025 with respect to L2 application LTB-L-072964.25.

The Landlord's L4 application was resolved by order LTB-L-003074-26 issued on January 19, 2026, which terminated the tenancy effective January 30, 2026 (the 'L4 Order'). This order was issued without a hearing being held.

On January 29, 2026 the Tenant filed a S2 form (motion to set aside the L4 Order).

The set aside motion was heard by videoconference on February 23, 2026. The Tenant attended the hearing. The Landlord's agents Alexandra Jiannousopoulos (onside superintendent) and Dion Bowman (manager) attended the hearing on behalf of the Landlord. The Landlord's witness Georgemichael Campbell was in a breakout room and his testimony was not required during 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.

It is ordered on consent that:

1. The Landlord consented to the Tenant's set aside motion. The L4 Order LTB-L-003074-26 issued on January 19, 2026 is set aside, cancelled, cannot be enforced, and is replaced by this order.

2. The parties agreed that the original consent order LTB-L-072964-25 issued on December 16, 2025 (from the L2 hearing of December 10, 2025), is confirmed and remains effective.

March 24, 2026
Date Issued

Michelle Tan

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.