



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

Citation: Medallion Corporation v Skop, 2026 ONLTB 22139

Date: 2026-04-02

File Number: LTB-L-001157-26-RV

In the matter of: 1508, 99 HOWARD ST
TORONTO ON M4X1K1

Between: Medallion Corporation Landlord

And

Peter Skop Tenant

Review Order

Medallion Corporation (the 'Landlord') applied for an order to terminate the tenancy and evict Peter Skop (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was resolved by order LTB-L-001157-26 issued on March 19, 2026.

On April 2, 2026, the Tenant 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. Order LTB-L-001157-26 issued on March 19, 2026 is a consent order.
2. The law is well-established that there are only a few circumstances in which a consent order can be set aside. In the case of *Belz v. Mernick* [1988] O.J. No. 3581, the Court stated only common mistake, misrepresentation, fraud or other grounds will invalidate a contract. None of these grounds are present here.
3. The Tenant alleges that they misunderstood the nature of the arrears. More specifically, the Tenant states that they were misled to believe that the arrears claimed in the application solely arose from the Tenant's failure to pay the increased rent commencing October 1, 2025, when they in fact relate to an as yet to be approved above guideline rent increase. I have reviewed the file and it is clear that the rent claimed solely relates to the Tenant's failure to pay the increased rent. No amount relates to an as yet to be approved above guideline rent increase. As a result, the Tenant was not misled at the hearing.

4. As a result, 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 or that the Tenant was not reasonably able to participate in the proceeding.

It is ordered that:

1. The request to review order LTB-L-001157-26 issued on March 19, 2026 is denied. The order is confirmed and remains unchanged.

April 2, 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.