



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

Citation: The Valiant Group Of Companies V Hache, 2026 ONLTB 29993

Date: 2026-04-15

File Number: LTB-L-013766-26-SA

In the matter of: 402, 119 NONQUON RD
OSHAWA ON L1G3R9

Between: The Valiant Group Of Companies Landlord

And

Dominique Hache Tenant

The Valiant Group Of Companies (the 'Landlord') applied for an order to terminate the tenancy and evict Dominique Hache (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 January 9, 2026 with respect to application LTB-L-088500-25.

The Landlord's application was resolved by order LTB-L-013766-26, issued on February 23, 2026. This order was issued without a hearing being held.

The Tenant filed a motion to set aside order LTB-L-013766-26.

This motion was heard by videoconference on April 7, 2026.

The Landlord's legal representative, Amy McCue, and the Tenant attended the hearing.

Determinations:

1. The Tenant failed to meet a condition specified in the order issued by the LTB on January 9, 2026 with respect to application LTB-L-088500-25. They did not make the required arrears payment of \$1,300.00 on December 31, 2025 and did not make the rent payments due in February, March, or April 2026.
2. After considering all of the circumstances, I find that it would be unfair to set aside order LTB-L-013766-26. While the Tenant had unexpected expenses in January, these totalled approximately \$413.00 and do not explain why the Tenant failed to make any payment.

The Tenant did not have a good explanation for not making the \$1,300.00 payment in December.

3. The stay of order LTB-L-013766-26 is lifted on June 15, 2026. The Landlord did not oppose a delayed lifting of the stay in consideration of the Tenant's family circumstances.

It is ordered that:

1. The motion to set aside Order LTB-L-013766-26, issued on February 23, 2026, is denied.
2. The stay of order LTB-L-013766-26 is lifted on June 15, 2026.
3. Order LTB-L-013766-26 is unchanged.

April 15, 2026
Date Issued

Dawn Carr
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.