



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

File Number: LTB-L-011613-26-SA

In the matter of: 1501, 40 CARABOB CRT
SCARBOROUGH ON M1T3N3

Between: PARK PROPERTY MANAGEMENT INC. Landlord

And

Lylie Naomie Sanjo Ngninkeu
Ebenezer Kenfack Tenants

PARK PROPERTY MANAGEMENT INC. (the 'Landlord') applied for an order to terminate the tenancy and evict Lylie Naomie Sanjo Ngninkeu and Ebenezer Kenfack (the 'Tenants') and for an order to have the Tenants pay the rent they owe because the Tenants did not meet a condition specified in the order issued by the LTB on January 20, 2026 with respect to application LTB-L-091183-25.

The Landlord's application was resolved by order LTB-L-011613-26, issued on February 13, 2026. This order was issued without a hearing being held.

The Tenants filed a motion to set aside order LTB-L-011613-26.

This motion was heard by videoconference on April 14, 2026.

The Landlord's legal representative Anita Sada and the Tenant Lylie Naomie Sanjo Ngninkeu attended the hearing.

The parties consented to the following order. I was satisfied that the parties understood the terms and consequences of their consent.

The Parties Agree:

1. The Tenants currently have a credit on their rent ledger in the amount of \$535.57.
2. The Tenants paid all the rent that was in arrears, and all additional rent that would have been due under the tenancy agreement for the period ending April 30, 2026, and the filing fee.
3. The Tenants voided the order in LTB-L-091183-25.

It is ordered on consent that:

1. The motion to set aside Order LTB-L-011613-26, issued on February 13, 2026, is granted.
2. Order LTB-L-011613-26, issued on February 13, 2026, is set aside and cannot be enforced.

April 21, 2026
Date Issued

Kyle McGraw
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.