



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

**Citation:** Morguard NAR Canada Limited Partnership v Adjibi, 2026 ONLTB 33244

**Date:** 2026-04-22

**File Number:** LTB-L-109393-25-SA-RV2

**In the matter of:** 326, 3665 ARISTA WAY  
MISSISSAUGA ON L5A4A3

**Between:** Morguard NAR Canada Limited Partnership Landlord

**And**

Marcelle Adjibi Tenant  
Soliyate Mazou

### **Review Order**

Morguard NAR Canada Limited Partnership (the 'Landlord') applied for an order to terminate the tenancy and evict Marcelle Adjibi and Soliyate Mazou (the 'Tenants') and for an order to have the Tenants pay the rent they owe because the Tenants failed to meet a condition specified in the order issued by the Board on November 25, 2025 with respect to application LTB-L-088204-25.

This application was resolved by order LTB-L-109393-25, issued on January 9, 2026. The Tenants moved to set the order aside. The motion was resolved by order LTB-L-109393-SA, issued on March 31, 2026.

The Tenants requested a review of the order. The review was denied by order LTB-L-109393-25-SA-RV, issued on April 7, 2026.

On April 21, 2026, the Tenants requested a second review.

A preliminary review of the review request was completed without a hearing.

### **Reasons:**

1. This review arises from the Tenants' motion to set aside an eviction order. The motion was heard on March 18, 2026. After hearing the matter, Member Morris gave an oral decision that the motion would be granted provided that the Tenants (1) paid \$84.47 to the Landlord, and (2) filed documentary proof of the payment by March 23, 2026.
2. The Tenants did not file documentary proof of paying \$84.47 to the Landlord. On March 31, 2026, the Member issued her written decision, denying the set-aside motion.

3. The Tenants requested a review in which they confirmed that they did not file the required proof, and explained why. On April 7, 2026, the LTB denied the request, finding that Member Morris had not erred.
4. The Tenants now request a second review, in which they offer a different explanation for having failed to provide the required documentation. A second review is barred by Rule 26.18, and there is no reason to waive the Rule in this case. The first review decision fully dealt with the Tenants' argument that they should not be evicted even though they had not complied with Member Morris' direction.
5. The review is therefore denied pursuant to Rule 26.18. The Tenants may not file any further review requests in this matter.

**It is ordered that:**

1. The request to review order LTB-L-109393-25 issued on is denied. The order is confirmed and remains unchanged.

**April 22, 2026**  
**Date Issued**

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**Dale Whitmore**  
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.