



**Order Issued on Consent Utilizing Section 78
Order under Section 21.2 of the Statutory Powers Procedure Act and the
Residential Tenancies Act, 2006**

File Number: LTB-L-004701-26-RV

In the matter of: 1603, 1055 BLOOR ST
MISSISSAUGA ON L4Y2N5

Between: CAPREIT LIMITED PARTNERSHIP Landlord

And

RENZO POLESEL Tenant

Review Order

CAPREIT LIMITED PARTNERSHIP (the 'Landlord') applied for an order to terminate the tenancy and evict RENZO POLESEL (the 'Tenant') because the Tenant failed to meet a condition specified in the order issued by the Board on September 26, 2025, with respect to application LTB-L-041869-25.

This application was resolved by order LTB-L-004701-26 issued on September 26, 2025.

On March 16, 2026, the requested a review of the order and that the order be stayed until the request to review the order is resolved.

On March 17, 2026, interim order LTB-L-004701-26-RV-IN was issued, staying the order issued on September 26, 2025

This application was heard by videoconference on May 4, 2026.

The Landlord's Legal Representative Geoff Paine and the Tenant attended the hearing.

The Parties have 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.

At the hearing, the parties consented to the following order.

At the review hearing, the parties agreed that:

1. The Tenant did not attend their L2 set aside motion on March 2, 2026, submitting they did not receive the Notice of Hearing from the Landlord and Tenant Board's (the 'Board') hearing held on March 2, 2026.

2. As a result, I find that the Tenant was not reasonably able to participate in the hearing on March 2, 2026.
3. Therefore, on consent of the Landlord, the Tenant's request to review order LTB-L-004701-26-SA issued on March 9, 2026, is granted.

It is ordered on consent that:

1. Order LTB-L-041869-25 issued on September 26, 2025, is cancelled and replaced by the following:
 - a) For the duration of the tenancy, starting May 4, 2026, the Tenant agrees to comply with the following conditions:
 - The Tenant or the Tenant's guests shall not engage in yelling, banging, or making loud or disruptive noises within the rental unit or anywhere on the residential complex.
 - The person known as Brittany shall not be invited by the Tenant to the rental unit or to the residential complex.
2. If the Tenant fails to comply with the conditions set out in paragraph 1 of this order, the Landlord may apply under section 78 of the *Residential Tenancies Act, 2006* (the 'Act') for an order terminating the tenancy and evicting the Tenant. The Landlord must make the application within 30 days of a breach of a condition. This application is made to the LTB without notice to the Tenant.

May 11, 2026
Date Issued

Anthony Bruno
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.