



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

File Number: LTB-L-091154-25-SA

In the matter of: 8, 82 ELGIN ST S
CAMBRIDGE ON N1R5G5

Between: Elgin Apartments Landlord

And

Johnoy Williams Tenant
Amanda Von Minden

Elgin Apartments (the 'Landlord') applied for an order to terminate the tenancy and evict Johnoy Williams and Amanda Von Minden (the 'Tenant') and for an order to have the Tenant pay compensation for damage they owe because the Tenant did not meet a condition specified in the mediated settlement signed by the parties on December 12, 2024 with respect to application LTB-L-042757-24.

The Landlord's application was resolved by order LTB-L-091154-25, issued on November 3, 2025. This order was issued without a hearing being held.

The Tenant filed a motion to set aside order LTB-L-091154-25.

This motion was heard by videoconference on November 27, 2025, February 5, 2026, and April 30, 2026.

The Landlord's legal representative, Peter Guzina, the second-named Tenant and the Tenant's witness, Julie Carter, attended the hearing.

The parties before the Board consented to the following order:

On consent it is ordered that:

1. The motion to set aside Order LTB-L-091154-25, issued on November 3, 2025, is granted.
2. Order LTB-L-091154-25, issued on November 3, 2025, is set aside and cannot be enforced.
3. The parties before the Board agree that the mediated settlement signed by the parties on December 12, 2024 with respect to LTB-L-042757-24 has expired and is no longer in effect.

May 7, 2026
Date Issued

Laura Hartslief
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.