



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

File Number: LTB-L-029460-26-SA

In the matter of: 360 NELSON ST
SARNIA ON N7T5J9

Between: Roy J Reiger Landlord

And

Jenny Wolsey Tenant

Roy J Reiger (the 'Landlord') applied for an order to terminate the tenancy and evict Jenny Wolsey (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 October 9, 2025 with respect to application LTB-L-005818-25.

The Landlord's application was resolved by order LTB-L-029460-26, issued on April 13, 2026. This order was issued without a hearing being held.

The Tenant filed a motion to set aside order LTB-L-029460-26.

This motion was heard by videoconference on June 2, 2026. The Landlord and the Tenant attended the hearing.

Determinations:

1. The Tenant was late with a payment but has made all required payments that have become due from order LTB-L-005818-25.
2. There is an outstanding water bill which the Tenant testified will be paid on the day of this hearing by an outside agency.
3. After considering all of the circumstances, I find that it would not be unfair to set aside order LTB-L-029460-26.

It is ordered that:

1. The motion to set aside Order LTB-L-029460-26, issued on April 13, 2026, is granted.
2. Order LTB-L-029460-26, issued on April 13, 2026, is set aside and cannot be enforced.

June 5, 2026

Date Issued

Greg Joy

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.