



**Order under Subsection 74(6)
Residential Tenancies Act, 2006**

File Number: LTB-L-053688-22-VO

In the matter of: 1606, 73 Bayly Street West
Ajax, ON L1G0G2

Between: Medallion Corporation Landlord

And

Crystal Robin Levy Tenants
Franklin L. Levy

On January 26, 2023 the LTB issued order LTB-L-053688-22 terminating the tenancy and evicting Crystal Robin and Franklin Levy (the 'Tenants') because the Tenant failed to pay rent that the Tenant owes.

On May 17, 2023 the Tenants filed a motion to void order LTB-L-053688-22 because before the eviction order became enforceable, the Tenant paid the Landlord the amount required to void the order under subsection 74(4) of the *Residential Tenancies Act, 2006* (the 'Act').

Determinations:

1. The Tenant filed a declaration stating that the full amount required to void order LTB-L-053688-22 was paid to the Landlord before the eviction order became enforceable.
2. The order required the Tenant to pay \$656.83 on or before February 28, 2023. The Tenants paid \$1,900.00 before February 28, 2023, excluding any payments made on January 18, 2023, the date of the hearing.

It is ordered that:

1. The motion to void order LTB-L-053688-22 is granted.
2. Order LTB-L-053688-22 is void and cannot be enforced by the Landlord.

May 19, 2023
Date Issued

Robert Patchett
Vice-chair, 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.