



**Order under Subsection 74(14)
Residential Tenancies Act, 2006**

Citation: 30 Spears Road Apartments v Morassutti, 2022 ONLTB 11133

Date: 2022-11-09

File Number: LTB-L-001426-21-VO

In the matter of: 1201, 30 Spears Road
Oakville Ontario L6K 2E4

Between: 30 Spears Road Apartments Landlord

And

Bradley Morassutti Tenant

2022 ONLTB 11133 (CanLII)

Bradley Morassutti (the 'Tenant') filed a motion to set aside order LTB-L-001426-21 because, before the eviction order was enforced, the Tenant paid the amount required under subsection 74(11) of the *Residential Tenancies Act, 2006* (the 'Act') to void the order.

This motion was heard on November 2, 2022. The Landlord's representative Samuel Korman, and the Tenant, attended the hearing.

At the hearing the Landlord consented to the Tenant's motion as the Tenant has paid all amounts owing including the cost the Landlord incurred to enforce the order with the Sheriff.

It is ordered that:

1. Order LTB-L-001426-21 is void and cannot be enforced by the Landlord.

November 9, 2022

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.

Notes:

- The Tenant cannot make another motion under subsection 74(11) of the Act to set aside an eviction order during the period of the Tenant's tenancy agreement with the Landlord.