



ONTARIO SUPERIOR COURT OF JUSTICE
(COMMERCIAL LIST)

COUNSEL SLIP/ENDORSEMENT

COURT FILE NO.: CV-25-00748799-00CL DATE: September 23, 2025

NO. ON LIST: 1

TITLE OF PROCEEDING: **LONDON VALLEY IV INC., BY ITS COURT-APPOINTED
RECEIVER AND MANAGER, KSV RESTRUCTURING INC. v.
PILEHVER et al**

BEFORE JUSTICE: **J. DIETRICH**

PARTICIPANT INFORMATION

For Plaintiff, Applicant, Moving Party, Crown:

Name of Person Appearing	Name of Party	Contact Info
Mark van Zandvoort Calvin Horsten	Counsel for the Plaintiff	mvanzandvoort@airdberlis.com chorsten@airdberlis.com

For Defendant, Respondent, Responding Party, Defence:

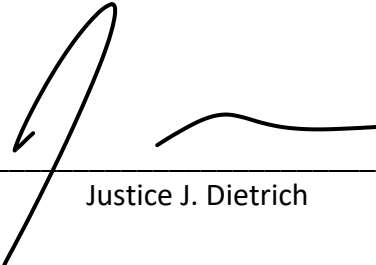
Name of Person Appearing	Name of Party	Contact Info
Peter Henein	Counsel for the Defendant, Behzad Pilehvar	phenein@hhlip.ca
Behzad Pilehvar	Defendant	ben@sandgecko.ca

For Other, Self-Represented:

Name of Person Appearing	Name of Party	Contact Info
Jordan Wong	Receiver	jwong@ksvadvisory.com

ENDORSEMENT OF JUSTICE J. DIETRICH:

- [1] I made an endorsement on September 9, 2025, scheduling this case conference. The case conference was intended to provide time for Mr. Pilehver to provide his sworn statement of assets to the Receiver as required by the August 7, 2025 Order made in these proceedings and for counsel to discuss next steps.
- [2] A statement of assets was delivered, however, the Receiver has identified certain deficiencies with that sworn statements including (i) a failure to produce a partnership agreement (based on alleged confidentiality provisions); and (ii) the reference in the statement to an unspecified quantum of funds held in an unspecified account.
- [3] The Receiver advised that they intend to proceed with an examination of Mr. Pilehver, which is scheduled for September 30, 2025 without prejudice to their right to seek production thereafter of the relevant documents.
- [4] Separately, Mr. Henein, who has attended as counsel for Mr. Pilehver at the two prior case conferences, attended today and advises that he is seeking to withdraw as counsel. Mr. Pilehver also attended and advised that he is in the process of retaining new counsel and hopes to have that completed next week. Should Mr. Pilehver retain new counsel and a notice of change of lawyer is served (or a notice of intention to act in person is served), then Mr. Henien does not need to bring a motion for removal as lawyer of record. However, if neither of those things occur in short order, Mr. Henien can schedule a motion in the ordinary course through the Commercial List Office.



Justice J. Dietrich

Date: September 23, 2025