



**Order under Section 30  
Residential Tenancies Act, 2006**

**File Number:** LTB-T-080207-24

**In the matter of:** 66 Manning,  
Toronto ON M6K2K5

**Between:** Pascale Leblond Tenant  
**And**

Alec Mackrell Landlords  
Helina Tullio

Pascale Leblond (the 'Tenant') applied for an order determining that Alec Mackrell and Helina Tullio (the 'Landlords') failed to meet the Landlords' maintenance obligations under the *Residential Tenancies Act, 2006* (the 'Act') or failed to comply with health, safety, housing or maintenance standards. (T6 application)

This T6 application was heard by videoconference on November 24, 2025.

Only one of the Landlords, Alec Mackrell, attended the hearing

As of 10:01 am, the Tenant was not present or represented at the hearing although properly served with notice of this hearing by the LTB. There was no record of a request to adjourn the hearing.

**Determinations:**

1. Since the Tenant did not attend the hearing to support their T6 application, I find that this application has been abandoned.

**It is ordered that:**

1. The Tenant's application is dismissed.

**January 8, 2026**

**Date Issued**

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Alex Brkic

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.