



**Order under Section 69 / 89
Residential Tenancies Act, 2006**

File Number: LTB-L-078799-25-EX

In the matter of: Building A, Unit 100-1, 2 TAYLORWOOD RD
OSHAWA ON L1G3Z2

Between: WCPT Taylorwood I Inc. Landlord

And

Brandon Smith Tenant

WCPT Taylorwood I Inc. (the 'Landlord') applied for an order to terminate the tenancy and evict Brandon Smith (the 'Tenant') because:

- the Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex has substantially interfered with the reasonable enjoyment or lawful right, privilege or interest of the Landlord or another tenant.
- the Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex has willfully or negligently caused damage to the premises.

The Landlord also claimed compensation for each day the Tenant remained in the unit after the termination date.

WCPT Taylorwood I Inc. (the 'Landlord') also applied for an order requiring Brandon Smith (the 'Tenant') to pay the Landlord's reasonable out-of-pocket costs the Landlord has incurred or will incur to repair or replace undue damage to property. The damage was caused wilfully or negligently by the Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex.

This order is issued without a hearing being held.

Determinations:

1. On January 5, 2026, the Board received a Request to Withdraw an Application from the Landlord, requesting to withdraw the application without a hearing.
2. In accordance with subsection 200(2) of the Act, I consent to the withdrawal of the application.

It is ordered that:

1. The application having been withdrawn, the LTB's file is closed.

January 6, 2026
Date Issued

Nathalia Debski
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.