



**Order under Section 31  
Residential Tenancies Act, 2006**

**File Number:** LTB-T-032707-23

**In the matter of:** 211, 2770 AQUITAINE AVENUE  
MISSISSAUGA ONTARIO L5N3K5

**Between:** Katherine Nolletti  
Nicole Rowe Tenants

**And**

Homestead Land Holdings Limited Landlord

Katherine Nolletti and Nicole Rowe (the 'Tenants') applied for an order determining that Homestead Land Holdings Limited (the 'Landlord'):

- substantially interfered with the reasonable enjoyment of the rental unit or residential complex by the Tenants or by a member of their household.
- withheld or interfered with their vital services or care services and meals in a care home.

This application was heard by videoconference on January 6, 2026.

Only the Landlord's legal representative Prarthana Bhat, and the Landlord's agent Cynthia Radcliff attended the hearing.

As of 9:30 a.m., the Tenants were 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 Tenants did not attend the hearing to support their application, I find that this application has been abandoned.

**It is ordered that:**

1. The Tenants' application is dismissed.

**January 8, 2026**

**Date Issued**

\_\_\_\_\_  
Kyle McGraw

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.