



Order under Section 30 Residential Tenancies Act, 2006

File Number: LTB-T-084246-24

In the matter of: B, 1881 Kingston Road
PICKERING ON L1V1C9

Between: Clever Truckers Incorporated Tenants
Kathleen M Zinck

And

Tom Thiru Landlord

Clever Truckers Incorporated and Kathleen M Zinck (the 'Tenants') applied for an order determining that Tom Thiru (the 'Landlord') failed to meet the Landlord's maintenance obligations under the *Residential Tenancies Act, 2006* (the 'Act') or failed to comply with health, safety, housing or maintenance standards.

This application was heard by videoconference on January 14, 2026.

Only the Tenant's agent Carlton Clive Clarke, and the Tenant Kathleen M Zinck attended the hearing.

As of 9:36 a.m., the Landlord 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.

1. At the hearing, the Tenants sought to withdraw the application, and I consented to the request.
2. The application having been withdrawn, the LTB's file is closed.

January 21, 2026
Date Issued

Madeline Ntoukas
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.