



Order under Section 31 Residential Tenancies Act, 2006

File Number: LTB-T-084975-24

In the matter of: "Room 1", 775579 Hwy 10
Markdale ON N0C1H0

Between: Darry Charles Tenant

and

Phillip Chapman Landlord

Darry Charles (the 'Tenant') applied for an order determining that Phillip Chapman (the 'Landlord'):

- entered the rental unit illegally.
- altered the locking system on a door giving entry to the rental unit or residential complex without giving the Tenant replacement keys.
- substantially interfered with the reasonable enjoyment of the rental unit or residential complex by the Tenant or by a member of their household.
- harassed, obstructed, coerced, threatened or interfered with the Tenant.
- withheld or interfered with their vital services or care services and meals in a care home.

This application was heard by videoconference on January 15, 2026.

Neither the Tenant nor the Landlord was present or represented at the hearing as of 3:27pm 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 application, I find that this application has been abandoned.

It is ordered that:

1. The Tenant's application is dismissed.

January 21, 2026
Date Issued

Candace Aboussafy
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.