



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

File Number: LTB-L-089959-25

In the matter of: 240 Gibson
Sarnia ON N7T3N2

Between: Spencer Mackenzie Landlord

And

Smith Courtney Tenant

Spencer Mackenzie (the 'Landlord') applied for an order to terminate the tenancy and evict Smith Courtney (the 'Tenant') because:

This application was heard by videoconference on January 19, 2026.

Neither the Landlord or the Tenant were present or represented at the hearing as of 12:30 p.m. 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 Landlord did not attend the hearing to support their application, I find that this application has been abandoned.

It is ordered that:

1. The Landlord's application is dismissed.

January 23, 2026
Date Issued

Carrie Bertrand
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.