



**Order under Section 87 / 89 / 88.1 / 31
Residential Tenancies Act, 2006**

File Number: LTB-L-089012-23-EX
LTB-T-079564-23-EX

In the matter of: 2055 QUESTA DR
WINDSOR ON N8P1N8

Between: 2178817 ONTARIO INC. Landlord

And

Mousseau Deluca Mcpherson Prince Tenant

And

Annette Strong Former Tenant

2178817 ONTARIO INC. (the 'Landlord') applied for an order requiring Annette Strong (the 'Former Tenant') to pay the rent and daily compensation that the Former Tenant owes.

2178817 ONTARIO INC. (the 'Landlord') applied for an order requiring Annette Strong (the 'Former Tenant') to pay the Landlord's reasonable out-of-pocket costs that are the result of the Former Tenant's conduct or that of another occupant of the rental unit or someone the Former Tenant permitted in the residential complex. This conduct substantially interfered with the Landlord's reasonable enjoyment of the residential complex or another lawful right, privilege or interest.

2178817 ONTARIO INC. (the 'Landlord') applied for an order requiring Annette Strong (the 'Former Tenant') to pay the Landlord's reasonable out-of-pocket costs that the Landlord incurred or will incur to repair or replace undue damage to property. The damage was caused wilfully or negligently by the Former Tenant, another occupant of the rental unit or someone the Former Tenant permitted in the residential complex. **(L10 Application)**

Annette Strong (the 'Tenant') applied for an order determining that 2178817 Ontario Inc. (the 'Landlord') **(T2 Application)** :

- substantially interfered with the reasonable enjoyment of the rental unit or residential complex by the Tenant or by a member of their household.

The Tenant's T2 Application (LTB-T-079564-23) was before the Board on October 9, 2024. At this hearing, the parties requested that his matter be adjourned, to be heard with the Landlord's

L10 Application (LTB-L-089012-23) due to overlapping issues in the application. The request to combine was granted and the two applications were adjourned.

This order was issued without a hearing being held.

Determinations:

1. On January 14, 2026, the Tenant sought to withdraw their T2 Application, and I consented to the request.
2. On January 14, 2026, the Landlord sought to withdraw their L10 Application, and I consented to the request.

It is ordered that:

1. The T2 Application having been withdrawn, the LTB's file is closed.
2. The L10 Application having been withdrawn, the LTB's file is closed.

January 21, 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.