



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

**File Number:** LTB-L-081100-25

**In the matter of:** 6219 Woodburn Rd Woodburn rd  
Binbrook ON L0R1C0

**Between:** Tammy Rolland Landlord

**And**

Elizabeth Tonello Tenant

Tammy Rolland (the 'Landlord') applied for an order to terminate the tenancy and evict Elizabeth Tonello (the 'Tenant') because:

- the Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex has substantially interfered with the reasonable enjoyment or lawful right, privilege or interest of the Landlord or another tenant.
- the Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex has willfully or negligently caused damage to the premises.

This application was heard by videoconference on January 21, 2026.

Neither the Landlord nor the Tenant was present or represented at the hearing as of 5:48 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 30, 2026**  
**Date Issued**

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Christopher Lin  
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.