



Order under Section 57 Residential Tenancies Act, 2006

File Number: LTB-T-013672-23

In the matter of: Basement, 7996 Main Street
Everett ON L0M1J0

Between: Nicholas Venables
Brittany Funston
Tenants

And

Chris Harte
Stephanie Laflamme
Landlords

Nicholas Venables and Brittany Funston (the 'Tenants') applied for an order determining that Chris Harte and Stephanie Laflamme (the 'Landlords') gave a notice of termination in bad faith.

This application was heard by videoconference on January 27, 2026, previously adjourned on March 13, 2024 due to insufficient time to complete the matter.

Only the Landlord's legal representative Rosa Careri attended the hearing.

1. On January 25, 2026, the Tenants uploaded a document to the Tribunals Ontario Portal titled "Request to Withdraw an Application," but there was no attachment. At the hearing, the Landlord's legal representative submitted an email exchange with the Tenants on January 25, 2026 confirming that they wished to withdraw the application (DOC-7228864).
2. The application having been withdrawn, the LTB's file is closed.

February 9, 2026

Date Issued

Margo den Haan

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.