



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

File Number: LTB-L-093649-25

In the matter of: Basement Unit, 7 HIGHBOURNE RD
TORONTO ON M5P2J1

Between: Bernard Thompson Landlord

And

Moheny Lynn Kimber Tenant
Omar Elias Abarca Palamares

Bernard Thompson (the 'Landlord') applied for an order to terminate the tenancy and evict Moheny Lynn Kimber and Omar Elias Abarca Palamares (the 'Tenant') because:

- the Landlord has entered into an agreement of purchase and sale of the rental unit and the purchaser in good faith requires possession of the rental unit for the purpose of residential occupation.

This application was heard by videoconference on February 11, 2026.

The Landlord's Legal Representative, Sean O'Connor, the Purchaser, Susan Chang, the Tenants' Legal Representative, Kathleen Lovett, and the Tenants attended the hearing.

1. At the hearing, the Landlord sought to withdraw the application, and I consented to the request.
2. The application having been withdrawn, the LTB's file is closed.

February 13, 2026
Date Issued

Fotoula Hatzantonis
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.