



Order under Section 21.2 of the Statutory Powers Procedure Act and the Residential Tenancies Act, 2006

Citation: Gauthier v Graham, 2026 ONLTB 10057

Date: 2026-02-19

File Number: LTB-L-047317-25-RV3

In the matter of: Apt 2, 928 James
Wallaceburg ON N8A2P7

Between: Robert Gauthier Landlord

And

Debbie Graham Tenant

Review Order

Robert Gauthier (the 'Landlord') applied for an order to terminate the tenancy and evict Debbie Graham (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was ultimately resolved by order LTB-L-047317-25-RV2 issued on January 29, 2026.

On February 18, 2026, the Tenant requested a review of the order.

A preliminary review of the review request was completed without a hearing. In determining this request, I reviewed the materials in the LTB's file and listened to the hearing recording.

Determinations:

1. The Tenant alleges that the order contains a serious error. This is the Tenant's third request to review.
2. Rule 26.18 states:

26.18 The LTB will not consider a further request to review the same order or to review the review order from the same requesting party.

3. Although the Board may waive the application of a rule, I do not find it appropriate to do so in this case. The Tenant attended the hearing and testified as to why the request to review should be granted. The Tenant disconnected from the hearing after testifying but prior to giving closing submissions. The Tenant states that they called back into the hearing, but there is no record that they did so. The Tenant has not provided any phone logs for their allegation that they phoned back in. The Tenant is also not provided any

meaningful information with respect to the underlying subject matter of the Landlord's application.

4. I am satisfied that the Tenant substantially participated in the proceeding and that it would be inappropriate to waive Rule 26.18 to allow for a third request to review.
5. I am also not persuaded, based on the evidence before me, that the Tenant did attempt to phone back into the hearing. As a result, I am not satisfied that there is a serious error in the order or that a serious error occurred in the proceedings or that the Tenant was not reasonably able to participate in the proceeding.

It is ordered that:

1. The request to review order LTB-L-047317-25-RV2 issued on January 29, 2026 is denied. The order is confirmed and remains unchanged.

February 19, 2026
Date Issued

Richard Ferriss
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.