



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

Citation: Wen v Benson, 2026 ONLTB 6723

Date: 2026-02-24

File Number: LTB-L-101178-25-SA-RV

In the matter of: 102 DRAGON PARK DR
NEPEAN ON K2J0H5

Between: Mengtao Wen Landlord

And

Danielle Benson Tenant

Review Order

Mengtao Wen (the 'Landlord') applied for an order to terminate the tenancy and evict Danielle Benson (the 'Tenant') and for an order to have the Tenant pay the rent they owe because the Tenant failed to meet a condition specified in the order issued by the Board on December 1, 2025 with respect to application LTB-L-078692-25.

This application was resolved by order LTB-L-101178-25 issued on December 8, 2025.

The Tenant filed a motion to set aside order LTB-L-101178-25.

The motion was resolved by order LTB-L-101178-25-SA issued on January 22, 2026.

On February 23, 2026, the Tenant requested a review of order LTB-L-101178-25-SA.

A preliminary review of the review request was completed without a hearing.

Determinations:

1. The Tenant alleges that their partner, Martin Sayid, attended the motion to set aside hearing on January 14, 2026 on their behalf without their knowledge or permission. For the reasons set out below, I am not persuaded that Martin Sayid did not have the Tenant's permission to act on their behalf.
2. To begin with, the Tenant emailed the Board on January 14, 2026 at 11:00 AM to authorize Martin Sayid to act on their behalf. This email came from the same email address the Tenant identified as their email address on the request to review form. The Tenant does not allege that Martin Sayid impersonated the Tenant to send this email. As a result, I am persuaded that the Tenant authorized Martin Sayid to act on their behalf at the hearing on January 14, 2026.

3. In addition, the motion to set aside form filed (which caused the January 14, 2026 hearing to occur) bears the same signature as the request to review form. This leads me to believe that the Tenant initiated the motion to set aside and was aware of the proceeding.
4. The Tenant's request to review also does not explain why they did not attend the hearing. If Martin Sayid was not authorized to act on the Tenant's behalf as alleged, the Tenant ought to have attended the hearing to represent themselves.
5. Finally, there are multiple LTB proceedings between the parties where Martin Sayid has appeared on behalf of the Tenant. These include LTB-L-001722-24, LTB-L-094941-24, LTB-L-078692-25, LTB-L-077082-25, and LTB-L-001049-26. This further persuaded me that Martin Sayid was authorized to act on the Tenant's behalf.
6. As a result, on the basis of the submissions made in the request, 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-101178-25 issued on January 22, 2026 is denied. The order is confirmed and remains unchanged.

February 24, 2026
Date Issued

Richard Ferriss
Member, Landlord and Tenant Board

15 Grosvenor Street, Ground Floor
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If you have any questions about this order, call 416-645-8080 or toll free at 1-888-332-3234.