



**Order under Section 87 / 88.2
Residential Tenancies Act, 2006**

File Number: LTB-L-030901-25

In the matter of: 21 Lakeview Dr.
Terrace Bay ON P0T2W0

Between: Red Rock Developments Inc Landlord

And

IRAH JOYCE B. VELILLA Former Tenant

Red Rock Developments Inc (the 'Landlord') applied for an order requiring IRAH JOYCE B. VELILLA (the 'Former Tenant') to pay the rent and daily compensation that the Former Tenant owes.

Red Rock Developments Inc (the 'Landlord') applied for an order requiring IRAH JOYCE B. VELILLA (the 'Former Tenant') to pay the Landlord's reasonable out-of-pocket costs that are the result of the Former Tenant's failure to pay utility costs they were required to pay under the terms of the tenancy agreement.

This application was heard by videoconference on February 25, 2026.

Neither the Landlord nor the Former Tenant were present or represented at the hearing as of 11:50am, 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.

March 2, 2026
Date Issued

Greg Brocanier
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.