



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

File Number: LTB-L-108565-25

In the matter of: Main floor unit 1, 148 Dixon Rd
Etobicoke ON M9P2L6

Between: Tonino Martino Landlords
Joanne VanLeeuwen

And

Danial Davis Tenant

Tonino Martino and Joanne VanLeeuwen (the 'Landlords') applied for an order to terminate the tenancy and evict Danial Davis (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on March 4, 2026.

Only the Tenant, Danial Davis, attended the hearing.

As of 3:37 p.m., the Landlords were not present or represented at the hearing, 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 Landlords 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 11, 2026
Date Issued

Christopher Lin
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.