



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

File Number: LTB-L-105567-25

In the matter of: 872 LAW ST
OSHAWA ON L1G4M4

Between: Obaid Ali Landlord

And

Earl Zurba Tenant
Jackie Zurba

Obaid Ali (the 'Landlord') applied for an order to terminate the tenancy and evict Earl Zurba and Jackie Zurba (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on February 23, 2026.

Only the Landlord's legal representative Karen Byfield attended the hearing.

The Tenant was 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.

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 The application having been withdrawn, the LTB's file is closed.

March 12, 2026
Date Issued

Nathan Korenberg
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.