



Order under Section 31 Residential Tenancies Act, 2006

File Number: LTB-T-005993-25

In the matter of: 4, 181 JAMES ST
ST CATHARINES ON L2R5C4

Between: Jennifer Catherine Fraser Tenant
John Robert Rutherford Fraser

And

Ron Vahrmeyer Landlord

Jennifer Catherine Fraser and John Robert Rutherford Fraser (the 'Tenant') applied for an order determining that Ron Vahrmeyer (the 'Landlord'):

- substantially interfered with the reasonable enjoyment of the rental unit or residential complex by the Tenant or by a member of their household.

An Adjudicative Case Conference was held by videoconference on March 11, 2026.

Only the Tenant attended the hearing.

As of 11:19am, the Landlord 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 Tenant sought to withdraw the application, and I consented to the request.
2. The application having been withdrawn, the LTB's file is closed.

March 17, 2026
Date Issued

Colin Elsby
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.