



**Order under Section 30  
Residential Tenancies Act, 2006**

**File Number:** LTB-T-077528-25

**In the matter of:** 347 Bakers Hill Blvd  
Stouffville ON L4A4P2

**Between:** Amber Stephens Tenant

**And**

Walter Zhou Landlord

Amber Stephens (the 'Tenant') applied for an order determining that Walter Zhou (the 'Landlord') failed to meet the Landlord's maintenance obligations under the *Residential Tenancies Act, 2006* (the 'Act') or failed to comply with health, safety, housing or maintenance standards.

This application was heard by videoconference on March 17, 2026.

Only the Landlord attended the hearing.

As of 9:30 a.m., 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.

**Determinations:**

1. Since the Tenant did not attend the hearing to support their application, I find that this application has been abandoned.

**It is ordered that:**

1. The Tenant's application is dismissed.

**March 19, 2026**  
**Date Issued**

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Ilan Shingait  
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.