



**Order under Section 31
Residential Tenancies Act, 2006**

File Number: LTB-T-043467-25

In the matter of: 3, 686 Montreal st
Kingston ON K7K3J4

Between: Gerald Labre Tenant

And

Goober Property Mangement Landlord

Gerald Labre (the 'Tenant') applied for an order determining that Goober Property Mangement (the 'Landlord') :

- entered the rental unit illegally.
- altered the locking system on a door giving entry to the rental unit or residential complex without giving the Tenant replacement keys.
- substantially interfered with the reasonable enjoyment of the rental unit or residential complex by the Tenant or by a member of their household.
- harassed, obstructed, coerced, threatened or interfered with the Tenant.
- did not give the Tenant 72 hours to remove their property from the rental unit or from some place close to the rental unit after the Sheriff evicted the Tenant.

An Adjudicative Case Conference (ACC) was held by videoconference on March 23, 2026.

Neither the Tenant nor the Landlord was present or represented at the ACC as of 2:45 PM although properly served with notice of this ACC by the LTB. There was no record of a request to adjourn the ACC.

Determinations:

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

It is ordered that:

1. The Tenant's application is dismissed.

March 26, 2026
Date Issued

Melissa Anjema
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.