



Order under Section 21.2 of the Statutory Powers Procedure Act and the Residential Tenancies Act, 2006

Citation: Hodgert v Hill, 2026 ONLTB 27508

Date: 2026-04-08

File Number: LTB-T-030652-24-RV

In the matter of: B, 238 ELGIN
SARNIA ON N7T5B4

Between: Jody Charlene Hodgert Tenants
Shelley Campbell

And

Dearl Hill Landlord

Review Order

Jody Charlene Hodgert and Shelley Campbell (the 'Tenants') applied for an order determining that Dearl Hill (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 resolved by order LTB-T-030652-24 issued on August 25, 2025 as a result of a hearing that took place on June 19, 2025 where the Landlord did not attend.

On September 4, 2025, the Landlord requested a review of the order and that the order be stayed until the request to review the order is resolved.

On September 8, 2025 interim order LTB-T-030652-24-RV-IN3 was issued, staying the order issued on August 25, 2025. This review was heard by videoconference on September 23, 2025 and the review was granted and a hearing de novo was ordered pursuant to LTB-T-030652-24-RV-IN4 issued on February 4, 2026.

This application was heard de novo by videoconference on March 31, 2026.

Only the Landlord attended the de novo hearing.

As of 9:21am, the Tenants were not present or represented at the hearing. I was satisfied that the Tenants received the Notice of Hearing and there was no request to adjourn before me.

Determinations:

1. This Notice of Hearing was mailed to the Tenant, Shelley Campbell at the address provided on file on February 27, 2026 by the LTB. The mail was not returned undeliverable.
2. Additionally, the Notice of Hearing was emailed to the other Tenant, Jody Charlene Hodgert, to the email provided on record in the portal on February 5, 2026 and this email was not returned as undeliverable.
3. Although the review was granted based on the Landlords request, the Tenant attended the review hearing and then have failed to attend the de novo hearing.
4. Since the Tenants did not attend the hearing in support of their application, I find that the Tenants have abandoned the application and accordingly it shall be dismissed.

It is ordered that:

1. The order LTB-T-030652-24 issued on August 25, 2025 is cancelled and replaced with the following order:
2. The Tenants' application is dismissed.

April 8, 2026
Date Issued

Terri van Huisstede
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.