



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

File Number: LTB-L-109441-25

In the matter of: 1319 Kilborn Ave.
Ottawa, ON K1H6L2

Between: 7849648 Canada Inc. Landlord

And

Kai Houston Tenant

7849648 Canada Inc. (the 'Landlord') applied for an order to terminate the tenancy and evict Kai Houston (the 'Tenant') because:

- the Landlord in good faith requires possession of the rental unit for the purpose of residential occupation for at least one year.

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

Only the Tenant attended the hearing.

As of 1:22 p.m., 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.

Determinations:

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

It is ordered that:

1. The Landlord's application is dismissed.

April 7, 2026
Date Issued

Ken Audziss
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.