



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

File Number: LTB-L-005719-26

In the matter of: 0401, 3434 EGLINTON AVE EAST
SCARBOROUGH ON M1J2J1

Between: MetCap Living Properties Inc. Landlord

And

Nigel Simmons Tenant

MetCap Living Properties Inc. (the 'Landlord') applied for an order to terminate the tenancy and evict Nigel Simmons (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on April 7, 2026.

Only the Landlord's Legal Representative, Christine Daniel, attended the hearing.

As of 12:47 p.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.

1. At the hearing, the Landlord sought to withdraw the application and I consented to the request.
2. The application having been withdrawn, the LTB's file is closed.

April 17, 2026
Date Issued

Sean Ramage
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.