



Order under Section 31 Residential Tenancies Act, 2006

File Number: LTB-T-083171-25

In the matter of: Front Unit, 408 WILLIAM ST
SHELBURNE ON L9V2W9

Between: Brooke Erin Farr Tenants
Clayton Blackburn

And

Bashir Ahmmed Landlord

Brooke Erin Farr and Clayton Blackburn (the 'Tenants') applied for an order determining that Bashir Ahmmed (the 'Landlord') harassed, obstructed, coerced, threatened or interfered with the Tenants.

Further, the Tenants applied for an order determining that 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 April 7, 2026.

Only the Landlord's Legal Representative Doug King attended the hearing.

As of 9:30 am, the Tenants were 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 Tenants did not attend the hearing to support their application, I find that this application has been abandoned.

It is ordered that:

1. The Tenants' application is dismissed.

April 13, 2026
Date Issued

Jagger Benham
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.