



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

File Number: LTB-L-108897-25

In the matter of: Unit 307, 23 DOWNES
PICTON ON K0K2T0

Between: Radar Property Management Inc.c/o 23 Landlord
Downes Ave Picton Inc.

And

Sean Melo Tenant

Radar Property Management Inc.c/o 23 Downes Ave Picton Inc. (the 'Landlord') applied for an order to terminate the tenancy and evict Sean Melo (the 'Tenant') because the Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex has substantially interfered with the reasonable enjoyment or lawful right, privilege or interest of the Landlord or another tenant.

The Landlord also claimed compensation for each day the Tenant remained in the unit after the termination date.

This application was heard by videoconference on April 13, 2026.

Neither the Landlord nor the Tenant was present or represented at the hearing as of 10:10 a.m, 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 16, 2026
Date Issued

Christina Philp
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.