



**Order under Section 87 / 88.2 / 89
Residential Tenancies Act, 2006**

File Number: LTB-L-041104-25-EX

In the matter of: C, 864 WOODROFFE AVE
OTTAWA ON K2A3G3

Between: Ottawa Prime Properties Landlords
Koblavi Fiagbedzi

And

Connie Boivin Tenant

And

David Mackechnie Former Tenants
Sean Mackechnie

Ottawa Prime Properties and Koblavi Fiagbedzi (the 'Landlords') applied for an order requiring David Mackechnie and Sean Mackechnie (the 'Former Tenants') to pay the rent and daily compensation that the Former Tenants owe.

The Landlords also applied for an order requiring the Former Tenants to pay the Landlords' reasonable out-of-pocket costs that are the result of the Former Tenants' failure to pay utility costs they were required to pay under the terms of the tenancy agreement.

The Landlords also applied for an order requiring the Former Tenants to pay the Landlords' reasonable out-of-pocket costs that the Landlords incurred or will incur to repair or replace undue damage to property. The damage was caused wilfully or negligently by the Former Tenants, another occupant of the rental unit or someone the Former Tenants permitted in the residential complex.

This order was issued without a hearing being held.

Determinations

1. On April 15, 2026, the Landlords filed a request to withdraw the application. The Landlords' request to withdraw was made more than seven days prior to the scheduled hearing of June 8, 2026. As such, I consent to the Landlords' request to withdraw.

It is ordered that:

1. The Landlords' application is withdrawn.

April 21, 2026

Date Issued

Karen Gonçalves

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.