



**Order under Section 78(11)
Residential Tenancies Act, 2006**

File Number: LTB-L-019789-26-SA

In the matter of: 2, 21 MILL ST
LINDSAY ON K9V2K9

Between: Roy Fridman Shachak Landlord

And

Derrick Smith Tenants
Cynthia Taylor

Roy Fridman Shachak (the 'Landlord') applied for an order to terminate the tenancy and evict Derrick Smith and Cynthia Taylor (the 'Tenants') and for an order to have the Tenants pay the rent they owe because the Tenants did not meet a condition specified in the mediated settlement signed by the parties on February 11, 2026 with respect to application LTB-L-098905-25.

The Landlord's application was resolved by order LTB-L-019789-26, issued on March 9, 2026. This order was issued without a hearing being held.

The Tenants filed a motion to set aside order LTB-L-019789-26.

This motion was heard by videoconference on April 28, 2026.

Only the Landlord attended the hearing.

As of 9:17 a.m., 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 appear at the hearing to support their motion, I find that this motion has been abandoned. The stay of order LTB-L-019789-26 will be lifted immediately.

It is ordered that:

1. The motion to set aside Order LTB-L-019789-26, issued on March 9, 2026, is denied.

2. The stay of order LTB-L-019789-26 is lifted immediately.

May 1, 2026
Date Issued

Karen Gonçalves
Member, Landlord and Tenants 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.