



**Order under Section 30
Residential Tenancies Act, 2006**

File Number: LTB-T-057827-25

In the matter of: Upper, 306 EMMA
Sarnia ON N7T3A2

Between: Brad Furtah Tenant

And

Garth Lepine Landlord

Brad Furtah (the 'Tenant') applied for an order determining that Garth Lepine (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 29, 2026 at 9:35am.

Only the Landlord attended the hearing.

Determinations:

1. Since the Tenant did not appear at the hearing to support their application, I find that this application has been abandoned.

It is ordered that:

1. The Tenant's application is dismissed.

May 7, 2026
Date Issued

Peter Nicholson
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.