



**Order under Section 31
Residential Tenancies Act, 2006**

File Number: LTB-T-078089-25

In the matter of: 2, 626 Indian Rd N INDIAN RD N
SARNIA ON N7T7G8

Between: Roger Middlebrook Tenant

And

York Property Management Landlord

Roger Middlebrook (the 'Tenant') applied for an order determining that York Property Management (the 'Landlord') harassed, obstructed, coerced, threatened or interfered with the Tenant.

An Adjudicative Case Conference ('ACC') was held by videoconference on May 6, 2026. Only the Landlord's Agent, Jennifer Grant, attended the ACC.

As of 10:26 a.m., the Tenant was not present or represented at the ACC although properly served with notice of the ACC by the LTB. There was no record of a request to adjourn the ACC.

Determinations:

1. Since the Tenant did not attend the ACC to support their application, I find that this application has been abandoned.

It is ordered that:

1. The Tenant's application is dismissed.

May 15, 2026
Date Issued

Rachel Gibbons
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.