



**Order under Section 69 / 89
Residential Tenancies Act, 2006**

File Number: LTB-L-042760-25

In the matter of: 169 PARK ST
CHATHAM ON N7M3R7

Between: O & G Investments Ltd Landlord

And

Sonia Beaul Tenant

O & G Investments Ltd (the 'Landlord') applied for an order to terminate the tenancy and evict Sonia Beaul (the 'Tenant') because:

- the Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex has willfully or negligently caused damage to the premises.

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

O & G Investments Ltd, the 'Landlord', also applied for an order requiring Sonia Beaul (the 'Tenant') to pay the Landlord's reasonable out-of-pocket costs the Landlord has incurred or will incur to repair or replace undue damage to property. The damage was caused wilfully or negligently by the Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex.

This application was heard by videoconference on May 6, 2026.

Only the Tennat and the Tenant's agent, Robert Samson, attended the hearing.

As of 9:51 a.m., the Landlord was 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 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.

May 15, 2026
Date Issued

Melissa Anjema
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.