



Order under Sections 69 and 89 Residential Tenancies Act, 2006

File Number: LTB-L-092471-23

In the matter of: 3873 Strandherd Dr.
Nepean ON K2J4R8

Between: Keisha Williams Landlord

And

Wade Barbe Tenant

Keisha Williams (the 'Landlord') applied for an order to terminate the tenancy and evict Wade Barbe (the 'Tenant') because:

- the Tenant, another occupant of the rental unit or someone the Tenant permitted in the residential complex has substantially interfered with the reasonable enjoyment or lawful right, privilege or interest of the Landlord or another tenant.
- 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.

Furthermore, the Landlord applied for an order requiring 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 willfully 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 13, 2026.

The Landlord, the Landlord's Legal Representative, Damian Cordaie, the Landlord's Witness, Lindsay Blair, the Tenant, and the Tenant's Legal Representative, Ahmad Alzameli, attended the hearing.

Determinations:

1. At the hearing, the Landlord requested the consent of the Board to withdraw their application.
2. The Tenant was not opposed to the Landlord's request.
3. In accordance with subsection 200(4) of the *Residential Tenancies Act, 2006*, I consented to the withdrawal of the application.

It is ordered that:

1. The application having been withdrawn; the LTB's file is closed.

May 19, 2026
Date Issued

Alexandre Traboulsi
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.