



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

File Number: LTB-L-030848-26-SA

In the matter of: 13 AVON AVE
SAULT STE. MARIE ON P6C5T6

Between: MATTHEW WAYNE NYHUIS Landlords
OLIVIA GLENDA NYHUIS

And

KRISTA MARIE CAMPBELL Tenants
APRIL ANN CAMPBELL
TERRY LYN CAMPBELL

MATTHEW WAYNE NYHUIS and OLIVIA GLENDA NYHUIS (the 'Landlords') applied for an order to terminate the tenancy and evict KRISTA MARIE CAMPBELL, APRIL ANN CAMPBELL and TERRY LYN CAMPBELL (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 order issued by the LTB on October 8, 2025 with respect to application LTB-L-064590-25.

The Landlords' application was resolved by order LTB-L-030848-26, issued on April 13, 2026. This order was issued without a hearing being held.

The Tenants filed a motion to set aside order LTB-L-030848-26.

This motion was heard by videoconference on May 25, 2026. Neither the Landlords nor the Tenants, attended 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.

It is ordered that:

1. The motion to set aside Order LTB-L-030848-26, issued on April 13, 2026, is denied.
2. The stay of order LTB-L-030848-26 is lifted immediately.
3. Order LTB-L-030848-26 is unchanged.

May 28, 2026

Date Issued

Greg Joy

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.