



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

File Number: LTB-L-024929-26

In the matter of: 338 collins dr
Orillia ON L3V1E4

Between: Thomas Thorn Landlord

And

Valerie Kitchen Tenant

Thomas Thorn (the 'Landlord') applied for an order to terminate the tenancy and evict Valerie Kitchen (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on June 3, 2026.

As of 10:16 am, 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. The Landlord did not join during the scheduled block and the LTB technical team did not advise of any related issues.

The hearing docket confirms that the Tenant signed into the hearing block but disconnected around 10:14 am.

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.

June 5, 2026
Date Issued

Dana Wren

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.