



Order under Section 31 Residential Tenancies Act, 2006

File Number: LTB-T-067647-25

In the matter of: Lower Level, 746 Leslie Valley Drive
Newmarket Ontario L3Y7J3

Between: Rosanne Bourgeois Tenant

And

Sima Hedayati Landlord

Rosanne Bourgeois (the 'Tenant') applied for an order determining that Sima Hedayati (the 'Landlord') :

- substantially interfered with the reasonable enjoyment of the rental unit or residential complex by the Tenant or by a member of their household.

An Adjudicative Case Conference was heard by videoconference on May 21, 2026.

Only the Landlord's support person, Leva Rouhani, attended the hearing.

As of 9:50am, the Tenant 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 Tenant did not attend the hearing to support their application, I find that this application has been abandoned.

It is ordered that:

1. The Tenant application is dismissed.

June 9, 2026
Date Issued

Colin Elsby
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.