



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

File Number: LTB-L-031929-26-SA

In the matter of: 34 Viewpointe Private
Ottawa ON K1V1M5

Between: Jennifer Russell Landlord

And

Mathieu Mondoux Tenant

Jennifer Russell (the 'Landlord') applied for an order to terminate the tenancy and evict Mathieu Mondoux (the 'Tenant') because the Tenant did not meet a condition specified in the with respect to application .

The Landlord's application was resolved by order LTB-L-031929-26, issued on April 17, 2026. This order was issued without a hearing being held.

The Tenant filed a motion to set aside order LTB-L-031929-26. This motion was heard by videoconference on June 8, 2026. Neither the Tenant nor the Landlord attended the hearing. As of 3:29 p.m., 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. As the Tenant did not attend the hearing to defend the motion, I find that the motion has been abandoned.
2. As the Tenant's motion is abandoned, it must be denied.

It is ordered that:

1. The motion to set aside Order LTB-L-031929-26, issued on April 17, 2026, is denied.
2. The stay of order LTB-L-031929-26 is lifted immediately.

June 12, 2026
Date Issued

Curtis Smith
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.