



**Order under Section 78(6)
Residential Tenancies Act, 2006**

File Number: LTB-L-044906-26

In the matter of: 167 MAIN ST
RIDGETOWN ON N0P2C0

Between: Harpreet Arshi Landlord

And

Dorianne Libby Tenant

Harpreet Arshi (the 'Landlord') applied for an order to terminate the tenancy and evict Dorianne Libby (the 'Tenant') and for an order to have the Tenant pay the rent they owe because the Tenant did not meet a condition specified in the order issued by the LTB on March 25, 2026, with respect to application LTB-L-002566-26.

This application was decided without a hearing being held.

Determinations:

1. The Landlord filed an L4 application on May 25, 2026.
2. As the application was filed it was unclear as to what breach was or if one even occurred. Accordingly, on May 26, 2026, a Member Endorsement was issued giving the Landlord until June 2, 2026, to provide an explanation as to what breach occurred. The Landlord was instructed that if the required information was not received no later than June 2, 2026, that the Landlord's application may be dismissed.
3. As of June 10, 2026, the Landlord has failed to provide the required information to the Board. For this reason I must dismiss the application.

It is ordered that:

1. The Landlord's application under section 78 of the Act is dismissed.

June 15, 2026
Date Issued

Kelly Delaney
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.