



**Order under Section 87 / 89
Residential Tenancies Act, 2006**

File Number: LTB-L-025340-24

In the matter of: 4008, 3975 GRAND PARK DR
MISSISSAUGA ON L5B0K4

Between: Muhammad Salman Landlord

And

Kevin Chiu Former Tenants
Thi Nguyen

Muhammad Salman (the 'Landlord') applied for an order requiring Kevin Chiu and Thi Nguyen (the 'Former Tenants') to pay the rent and daily compensation that the Former Tenants owe.

Muhammad Salman (the 'Landlord') applied for an order requiring Kevin Chiu and Thi Nguyen (the 'Former Tenants') to pay the Landlord's reasonable out-of-pocket costs that the Landlord incurred or will incur to repair or replace undue damage to property. The damage was caused wilfully or negligently by the Former Tenants, another occupant of the rental unit or someone the Former Tenants permitted in the residential complex.

This application was heard by videoconference on December 23, 2025.

Neither the Landlord nor the Former Tenants were present or represented at the hearing as of 1:31 p.m., 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 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.

January 9, 2026
Date Issued

Panagiotis P. Roupas
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.