



**Order under Section 135
Residential Tenancies Act, 2006**

File Number: LTB-T-053985-25

In the matter of: 1260, 209 FORT YORK BLVD
TORONTO ON M5V4A1

Between: Charles Steven Innocent Tenant

And

Ayham Albaghdadi Landlord

Charles Steven Innocent (the 'Tenant') applied for an order determining that Ayham Albaghdadi (the 'Landlord'):

- collected or retained money illegally (T1 application)
- entered the rental unit illegally (T2 application)
- substantially interfered with the reasonable enjoyment of the rental unit or residential complex by the Tenant or by a member of their household (T2 application)

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

Only the Landlord attended the hearing.

As of 9:43 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's application is dismissed.

January 14, 2026
Date Issued

Dawn Carr
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.