



Order under Section 31 Residential Tenancies Act, 2006

File Number: LTB-T-055452-25

In the matter of: basement, 374 MONTROSE AVE
TORONTO ON M6G3H1

Between: Eric Antony Car Tenant

And

Manuel Figueiredo Landlord

Eric Antony Car (the 'Tenant') applied for an order determining that Manuel Figueiredo (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.
- harassed, obstructed, coerced, threatened or interfered with the Tenant.
- withheld or interfered with their vital services or care services and meals in a care home. (T2 application)
- failed to meet the Landlord's maintenance obligations under the *Residential Tenancies Act, 2006* (the 'Act') or failed to comply with health, safety, housing or maintenance standards. (T6 application)

An Adjudicative Case Conference was held by videoconference on January 13, 2026.

The Tenant and the Landlord's son, Manuel Figueiredo, attended the hearing.

1. At the hearing, the Tenant sought to withdraw the application, and I consented to the request.
2. The application having been withdrawn; the LTB's file is closed.

January 26, 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.