



Order under Section 31 Residential Tenancies Act, 2006

File Number: LTB-T-065279-25

In the matter of: 2nd floor, 696 Lansdowne Ave
Toronto ON M6H3Y8

Between: Brian Andrade Olaya Tenant

and

Raul Martinez
G Roy Landlords

Brian Andrade Olaya (the 'Tenant') applied for an order determining that Raul Martinez and G Roy (the 'Landlords') collected or retained money illegally. **(T1 Application)**

The Tenant also filed an application about tenant rights. **(T2 Application)**

The Tenant also applied for an order determining that the Landlords gave a notice of termination in bad faith. **(T5 Application)**

An Adjudicative Case Conference ('ACC') was heard by videoconference on February 2, 2026.

Neither the Tenant nor the Landlords were present or represented at the ACC as of 1:27pm although properly served with notice of this ACC by the LTB. There was no record of a request to adjourn the ACC.

Determinations:

1. Since the Tenant did not attend the ACC to support their application, I find that this application has been abandoned.

It is ordered that:

1. The Tenant's application is dismissed.

February 6, 2026
Date Issued

Candace Aboussafy
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.