



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-086058-25

In the matter of: Apt A, 4 AMARYLLIS AVE
RICHMOND HILL ON L4E3T7

Between: Charlette James Landlord

And

Ryan Male Andruga Tenant

Charlette James (the 'Landlord') applied for an order to terminate the tenancy and evict Ryan Male Andruga (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was heard by videoconference on February 5, 2026.

Only the Landlord and the Landlord's agent Tania M. Avila attended the hearing.

As of 11:02a.m., the Tenant 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.

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 The application having been withdrawn, the LTB's file is closed.

February 12, 2026
Date Issued

Inderdeep Padma
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.