



Order under Section 21.2 of the Statutory Powers Procedure Act and the Residential Tenancies Act, 2006

Citation: Regmi v Michael, 2026 ONLTB 13840

Date: 2026-02-09

File Number: LTB-L-083329-25-RV

In the matter of: 1 Merrickville
Brampton ON L6Y0V8

Between: Avisek Regmi Landlord

And

Saurabh Mervin Michael Tenants
Sonia Oberoi

Review Order

Avisek Regmi (the 'Landlord') applied for an order to terminate the tenancy and evict Saurabh Mervin Michael (SSM) and Sonia Oberoi (SO) (the 'Tenants') because the Tenants did not pay the rent that the Tenants owe.

This application was resolved by order LTB-L-083329-25 issued on January 22, 2026, amended on February 2, 2026.

On January 29, 2026, the Tenants requested a review of the order.

A preliminary review of the review request was completed without a hearing. In determining this request, I reviewed the materials in the LTB's file as well as the audio recording for this hearing.

Determinations:

1. The Tenants submit that at the hearing the Member did not give the Tenant SSM an opportunity to raise an issue regarding mould in the rental unit and the Landlord's response to the issue.
2. At the hearing the Tenant SSM sought to raise this issue and the Member refused to hear about it.
3. Section 82 of the *Residential Tenancies Act, 2006* (the 'Act') permits a tenant to raise tenancy issues at an arrears hearing. However, subs. 82(2) of the Act and the Board's Rules of Procedure together provide that when a tenant wishes to raise such issues, they must give the landlord notice and they must file a list of their issues with the Board no later than seven days prior to the hearing. In this case the Tenants had not followed the

required procedure and so it was not an error for the Member to refuse to hear evidence or submissions regarding the mould issue.

4. On the basis of the submissions made in the request, I am not satisfied that there is a serious error in the order or that a serious error occurred in the proceedings or that the Tenants were not reasonably able to participate in the proceeding.

It is ordered that:

1. The request to review order LTB-L-083329-25 issued on January 22, 2026, amended on February 2, 2026 is denied. The order as amended is confirmed and remains unchanged.

February 9, 2026
Date Issued

Renée Lang
Vice Chair, 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.

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