



**Order under Section 57
Residential Tenancies Act, 2006**

File Number: LTB-T-045992-25

In the matter of: Thorton St, 7724 Black Maple Drive
Niagara Falls ON L2H0N7

Between: Michael Ray Bell Tenant

And

Anup Srivastava Landlord

And

Aman Dhiraj Purchaser

Michael Ray Bell (the 'Tenant') applied for an order determining that Anup Srivastava (the 'Landlord') and Aman Dhiraj (the 'Purchaser') gave a notice of termination in bad faith.

This application was heard by videoconference on March 4, 2026.

Only the Landlord's Legal Representative, Cathy Corsetti, attended the hearing. As of 9:32 a.m., 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.

March 9, 2026
Date Issued

Samantha Greaves
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.