



Order under Section 31 Residential Tenancies Act, 2006

File Number: LTB-T-073169-25

In the matter of: 308, 1790 EGLINTON AVE E
NORTH YORK ON M4A2T3

Between: Helen Shodunke
Clinton Adesina
Tenants

And

Goldengate Apartment
Landlord

Helen Shodunke and Clinton Adesina (the 'Tenants') applied for an order determining that Goldengate Apartment (the 'Landlord'):

- substantially interfered with the reasonable enjoyment of the rental unit or residential complex by the Tenants or by a member of their household.
- 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.

This application was heard by videoconference on March 2, 2026.

Only the Landlord's Agent, Jody Baker and the Landlord's Legal Representative, Faith McGregor attended the hearing.

As of 10:31 a.m., the Landlord were 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. As a result, the hearing proceeded with only the Tenants' evidence.

Determinations:

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

It is ordered that:

2. The Tenants' application is dismissed.

March 13, 2026
Date Issued

Christopher Lin
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.