



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

File Number: LTB-L-105203-25-RV

In the matter of: 21 WARNER AVE
TORONTO ON M4A2X1

Between: Aslam Lakany Landlord

And

Daniel Valentin Lupu Tenant
Casandra Ionela Mandache

Review Order

Aslam Lakany (the 'Landlord') applied for an order to terminate the tenancy and evict Daniel Valentin Lupu and Casandra Ionela Mandache (the 'Tenant') because the Tenant did not pay the rent that the Tenant owes.

This application was resolved by order LTB-L-105203-25 issued on March 3, 2026.

On March 9, 2026, the Tenant 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 audio recording for this hearing.

Determinations:

1. The Tenant's review request (RTR) claims that the Board order issued on March 3, 2026 (the "Order") contains a serious error; and, that the Tenant was not reasonably able to participate in the proceedings that took place on February 23, 2026.
2. By way of background, the Landlord filed an L1 Application on the basis the Tenant did not pay the rent that the Tenant owes. The member granted the Landlord's request for eviction, finding the total rent arrears owing to March 11, 2026 to be \$16,000.00.
3. The RTR states that "*I was not reasonably able to participate in the hearing because I requested a Romanian interpreter, and one was not provided. Because of this, I could not properly understand the hearing or present my evidence...*"
4. The LTB does not usually provide interpreters for languages other than French or English. In the event a party wants an interpreter with them at the hearing, the party requiring an interpreter is expected to arrange for someone to interpret for them.

5. The recording shows the Tenant raised the need for an interpreter after being advised by the Member that he would not be considering the Tenant's section 82 issues (due to a lack of service). While the Tenant uploaded a number of documents to the Board's portal in advance of the hearing, the Board's records do not show that the Tenant requested an interpreter and/or an adjournment in advance of the hearing.
6. The RTR does not particularize what question or portion of the hearing was misunderstood and/or what evidence the Tenant was purportedly unsuccessful in conveying. Furthermore, the hearing recording shows the Tenant provided testimony and evidence with respect to the relevant issues, answered questions posed, and otherwise participated fully. In the circumstances, I am not satisfied that an unfair hearing took place.
7. As I am not satisfied that a serious error in the Order or process occurred or that the Tenant was not reasonably able to participate in the hearing, the RTR must therefore be denied.

It is ordered that:

1. The request to review order LTB-L-105203-25 issued on March 3, 2026 is denied. The order is confirmed and remains unchanged.

March 10, 2026
Date Issued

Peter Nicholson
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.