



**Order under Section 100  
Residential Tenancies Act, 2006**

**File Number:** LTB-L-060528-25

**In the matter of:** 807, 800 RICHMOND ST W  
TORONTO ON M6J3N8

**Between:** Akelius Canada Ltd Landlord

**And**

Alena Pykhtina Tenant

**And**

Unknown Occupant(s) Unauthorized Occupant

*Akelius Canada Ltd* (the 'Landlord') applied for an order to terminate the tenancy of Alena Pykhtina (the 'Tenant') and evict the *Unknown Occupant(s)* (the 'Unauthorized Occupant') because the Tenant transferred occupancy of the rental unit to the Unauthorized Occupant without the Landlord's consent. The Landlord also applied for compensation by the unauthorized Occupant for the use of the rental unit.

**Determinations:**

1. On March 17, 2026, the Landlord requested the consent of the Board to withdraw their application (DOC-7587496).
2. In accordance with subsection 200(4) of the *Residential Tenancies Act, 2006*, I consent to the withdrawal of the application.

**It is ordered that:**

1. The hearing scheduled on March 24, 2026, is cancelled.
2. The application having been withdrawn; the LTB's file is closed.

**March 19, 2026**  
**Date Issued**

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Alexandre Traboulsi  
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.