



**Order under Section 79 / 89  
Residential Tenancies Act, 2006**

**File Number:** LTB-L-082721-25

**In the matter of:** 6 Wardencourt Dr  
Scarborough ON M1T2H3

**Between:** Md Rafiur Rashid Landlord

**And**

Aswin Chandrabose Tenant

Md Rafiur Rashid (the 'Landlord') applied for an order to terminate the tenancy and evict Aswin Chandrabose (the 'Tenant') because:

- the Landlord believes that the Tenant abandoned the unit.

The Landlord also applied for an order requiring the Tenant to pay the Landlord's reasonable out-of-pocket costs the Landlord has/have incurred or will incur to repair or replace undue damage to property.

This application was heard by videoconference on March 23, 2026. Only the Tenant attended the hearing.

**Determinations:**

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

**It is ordered that:**

1. The Landlord's application is dismissed.

**March 30, 2026**  
**Date Issued**

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Fabio Quattrociochi  
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.