



Order under Section 30 Residential Tenancies Act, 2006

File Number: LTB-T-020510-25

In the matter of: 5446 LANDSBOROUGH AVE
MISSISSAUGA ON L5R3X2

Between: Moataz Sherif Tenant

And

Po Yue Cheng Landlord

Moataz Sherif (the 'Tenant') applied for an order determining that Po Yue Cheng (the 'Landlord') 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 April 1, 2026. The Tenant's Legal Representative, Bavithra Vigneswararajah, the Landlord and the Landlord's Legal Representative, Zi Yi Liu, attended the hearing.

Determinations:

1. At the hearing, the Tenant's Legal Representative sought to withdraw the application. The Landlord's Legal Representative did not oppose this request.
2. I consented to the request to withdraw the application.

It is ordered that:

1. The application having been withdrawn, the LTB's file is closed.

April 10, 2026
Date Issued

Rachel Gibbons
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.