



Order under Section 135 Residential Tenancies Act, 2006

File Number: LTB-T-063023-25

In the matter of: 1, 227 SHERMAN AVE S
HAMILTON ON L8M2R2

Between: Katia Zuccarelli Tenant

And

Hanlyn Property Management Ltd. Landlord

Katia Zuccarelli (the 'Tenant') applied for an order determining that Hanlyn Property Management Ltd. (the 'Landlord') collected or retained money illegally.

This application was heard by videoconference on April 1, 2026.

Only the Landlord's Agent Danielle Molloy-Hanlyn and the Landlord's Legal Representative Kimberly Holleran attended the hearing.

As of 9:33am, the Tenant was 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.

Determinations:

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

It is ordered that:

1. The Tenant's application is dismissed.

April 14, 2026
Date Issued

Reid Jackson
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.