



**Order under Section 135
Residential Tenancies Act, 2006**

File Number: LTB-T-080232-25

In the matter of: Apt 104, 111 RAGLAN AVE
YORK ON M6C2K9

Between: Phillip Kenneth Olla Olsen Tenant
Sarah Ann Olsen

And

Barney River Investments Landlord

Phillip Kenneth Olla Olsen and Sarah Ann Olsen (the 'Tenant') applied for an order determining that Barney River Investments (the 'Landlord') collected or retained money illegally.

This application was heard by videoconference on March 30, 2026.

Only the Landlord's legal representative, Geoff Paine attended the hearing.

As of 9:34am 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 27, 2026
Date Issued

Greg Brocanier
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.