



**Order under Section 57 /57.1
Residential Tenancies Act, 2006**

File Number: LTB-T-096974-25

In the matter of: 363 OAKWOOD AVE
YORK ON M6E2W1

Between: Clint and Kerry Curtiss and Thomas Tenants

And

Antonio aka remo laquone Landlord

Clint and Kerry Curtiss and Thomas (the 'Tenants') applied for an order determining that Antonio aka remo laquone (the 'Landlord') gave a notice of termination in bad faith.

Clint and Kerry Curtiss and Thomas (the 'Tenants') applied for an order determining that Antonio aka remo laquone (the 'Landlord') was required to allow the Tenants to move back into the unit under section 53 of the *Residential Tenancies Act, 2006* (the "Act") and failed to do so.

This application was heard by videoconference on May 4, 2026.

Only the Landlord attended the hearing.

As of 9:15 a.m., the Tenants were 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 Tenants did not attend the hearing to support their application, I find that this application has been abandoned.

It is ordered that:

1. The Tenants' application is dismissed.

May 12, 2026
Date Issued

Farzana Kanji
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.