



**Order under Section 9(2)  
Residential Tenancies Act, 2006**

**File Number:** LTB-T-071495-25

**In the matter of:** 3, 305 Clinton Street  
Toronto Ontario M6G2Y7

**Between:** Yen Vy Tran Tenant

**And**

Adam Popadiuk Landlord

Yen Vy Tran (the "Tenant") applied for an order to determine whether the *Residential Tenancies Act, 2006* (the 'Act') applies.

This application was heard by videoconference on May 5, 2026.

Only the Landlord attended the hearing.

As of 9:18 a.m., 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.

**May 13, 2026**  
**Date Issued**

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Carrie Bertrand  
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.