



**Order under Section 30
Residential Tenancies Act, 2006**

File Number: LTB-T-049854-23-EX

In the matter of: 410, 40 Tyndall
Toronto ON M6K2E4

Between: Joseph Delplavignano Tenant

And

DMS Property Management Landlord

Joseph Delplavignano (the 'Tenant') applied for an order determining that DMS Property Management (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 order was issued without a hearing being held.

Determinations:

1. On May 14, 2026, the Tenant filed a request to withdraw the application. Pursuant to section 200 of *Residential Tenancies Act, 2006* (the 'Act'), I consent to the Tenant's request to withdraw.

It is ordered that:

1. The Tenant's application is withdrawn.

May 20, 2026
Date Issued

Karen Gonçalves
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.