



**Order under Section 31
Residential Tenancies Act, 2006**

File Number: LTB-T-086353-25

In the matter of: 2237 LYNHAVEN RD
PETERBOROUGH ON K9K1V8

Between: Gurpratap Singh Tenant

And

Abhinav Goyal Landlord

T2 Application

Gurpratap Singh (the 'Tenant') applied for an order determining that Abhinav Goyal (the 'Landlord') :

- substantially interfered with the reasonable enjoyment of the rental unit or residential complex by the Tenant or by a member of their household.
- harassed, obstructed, coerced, threatened or interfered with the Tenant.

T6 Application

Gurpratap Singh (the 'Tenant') applied for an order determining that Abhinav Goyal (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 application was heard by videoconference on May 19, 2026.

The Landlord's legal representative, Dharshini Dhurairatnam, and the Landlord, attended the hearing.

As of 9:34 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. As a result, the hearing proceeded with only the Tenant's evidence.

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 21, 2026
Date Issued

Teresa Hunt
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.