



**Order under Section 69
Residential Tenancies Act, 2006**

File Number: LTB-L-016967-26

In the matter of: BASEMENT, 304 DONLANDS AVE
EAST YORK ON M4J3R6

Between: Royal Bank of Canada Landlord
c/o Gowling WLG LLP

And

Azariah Abdul Jahmal Wilson Tenant

Royal Bank of Canada c/o Gowling WLG LLP (the 'Landlord') applied for an order to terminate the tenancy and evict Azariah Abdul Jahmal Wilson (the 'Tenant') because:

This application was heard by videoconference on May 20, 2026.

Neither the Landlord nor the Tenant was present or represented at the hearing as of 3:03 p.m., 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 Landlord did not attend the hearing to support their application, I find that this application has been abandoned.

It is ordered that:

1. The Landlord's application is dismissed.

May 28, 2026
Date Issued

Colette Myers
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.