



**Order under Section 87 / 88.2
Residential Tenancies Act, 2006**

File Number: LTB-L-096905-24

In the matter of: 409 BARKER PKY
THOROLD ON L2V0K6

Between: Israa Yaseen Al Adhami Landlord

And

Emily Durgaprasad Former Tenant
Akeem James

Israa Yaseen Al Adhami (the 'Landlord') applied for an order requiring Emily Durgaprasad and Akeem James (the 'Former Tenant') to pay the rent and daily compensation that the Former Tenant owes.

Israa Yaseen Al Adhami (the 'Landlord') applied for an order requiring Emily Durgaprasad and Akeem James (the 'Former Tenant') to pay the Landlord's reasonable out-of-pocket costs that are the result of the Former Tenant's failure to pay utility costs they were required to pay under the terms of the tenancy agreement.

The Landlord also claimed charges related to NSF cheques.

This application was heard by videoconference on June 2, 2026.

Neither the Landlord nor the Former Tenant were present or represented at the hearing as of 9:30 a.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.

June 3, 2026
Date Issued

Panagiotis P. Roupas
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.