



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

File Number: LTB-T-087331-25

In the matter of: 9795 WARDEN AVE
MARKHAM ON L6C1M6

Between: LOGHMAN SAFAEE BASIR
SUSAN REZVANI
JAHAN SAFEE BASIR

Tenants

And

HEPING DU

Landlord

LOGHMAN SAFAEE BASIR, SUSAN REZVANI and JAHAN SAFEE BASIR (the 'Tenant') applied for an order determining that HEPING DU (the 'Landlord'):

- **T2 Application filed October 18, 2025 with no Reasons or Remedies indicated.**

This application came before the Board for an Adjudicative Case Conference ('ACC'), which was heard by videoconference on June 15, 2026.

Only the Landlord, Heping Du, and the Landlord's Support, Lizhen Chen, attended the ACC. Lana Allen from CART also attended the hearing at the request of the LTB to provide live closed captioning service for the Tenant, Loghman Safaee Basir.

As of 9:16 a.m., the Tenants were not present or represented at the ACC although properly served with notice of this ACC by the LTB. There was no record of a request to adjourn the ACC.

Determinations:

1. None of the three (3) named Tenants were in attendance when this matter was called to be heard at 9:16 a.m.
2. I noted that there was an email from loghmon@hotmail.com, dated June 12, 2026 at 12:12 PM, in TOP (DOC-8154953) entitled "urgent matter" that included an attachment entitled "deadline extend 2026 jun 12.pdf".
3. This attachment included a "Request to Extend Deadline" on behalf of Susan Rezvani, signed by Loghmon Safaee-Basir. It requested that the LTB extend the deadline for an "emergency, urgent matter" and referred to an attached doctor's letter.

4. The doctor's letter, dated April 30, 2026, indicted that Sousan (Susan) Rezvani was seen by the Dr. Dina Zayid on April 30, 2026, that she would be unable to attend today's ACC due to a critically important medical appointment and that the LTB should change the date of her LTB hearing.
5. There was no mention in this submission about why the other two (2) named Tenants, Loghman Safaee Basir and Jahan Safee Basir, could not attend the ACC.
6. According to this ACC block's sign-in sheet, Susan Rezvani ultimately joined the Zoom call at 11:30 a.m., after this matter had already been heard. Neither of the other two named Tenants attempted to sign into the ACC block via Zoom.
7. Since the Tenants did not attend the ACC to support their application, I find that this application has been abandoned.

It is ordered that:

1. The Tenants' application is dismissed.

June 22, 2026
Date Issued

Curtis Smith
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.