



Order under Section 30 Residential Tenancies Act, 2006

File Number: LTB-T-101290-25

In the matter of: Second Floor, 50 Palmerston Ave
Toronto ON M6J2J1

Between: Zach Murray Tenant

And

2578443 Ontario Inc Landlord

Syndy Shi, Brooke Sampson and Zach Murray (the 'Tenant') applied for an order determining that 2578443 Ontario Inc (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 at an Adjudicative Case Conference by videoconference on June 24, 2026.

The Landlord's agents, Bhupinder Johal and Romy Chopra, attended the hearing. The Tenant also attended the hearing along with the Tenants from the Main Floor unit, Syndy Shi (SS) and Brooke Sampson (BS). After the consent to remove SS and BS from the application, they left the hearing.

At the hearing, the parties requested the following order on consent. I am satisfied that the parties understood the consequences of their joint submissions.

The parties agree that:

1. The Tenants, Syndy Shi and Brooke Sampson are removed from the application as they relate to the Main Floor unit in the residential complex.
2. The application is amended to correctly identify the corporate Landlord from Bhupinder Johal to 2578443 Ontario Inc.
3. The application is further amended to identify the rental unit as the "Second Floor".
4. After discussing the amendments and potential settlement, the Tenant no longer intended on proceeding with their application and therefore requested to withdraw the application. The Landlord was not opposed to the withdrawal and on this basis, I consented to the withdrawal.

On consent, it is ordered that:

1. The Tenant's application is withdrawn, and the LTB's file is now closed.

June 26, 2026
Date Issued

Terri van Huisstede
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.