



January 26, 2026

**Order under Section 69 / 89
Residential Tenancies Act, 2006**

File Number: LTB-L-086551-25

In the matter of: Main Floor, 17255 8th Concession Road
Schomberg ON L0G1T0

Between: 2752629 Ontario Inc Landlord
Luigi Amendola

And

Paula Macneil Tenants
Mike Hibbs

2752629 Ontario Inc and Luigi Amendola (the 'Landlord') applied for an order to terminate the tenancy and evict Paula Macneil and Mike Hibbs (the 'Tenants') because:

- the Tenants, another occupant of the rental unit or someone the Tenants permitted in the residential complex has substantially interfered with the reasonable enjoyment or lawful right, privilege or interest of the Landlord or another tenant

This application was heard by videoconference on January 19, 2026.

The Landlords Legal Representative Marco Dimano and the Tenants attended the hearing.

The parties requested that Dispute Resolution Officer (DRO) Jennifer Buckminster provide assistance in finalizing the terms and issue an order on consent to resolve all matters raised in the application.

Upon reviewing the terms of the consent with the parties, I was satisfied that the parties understood the terms and consequences of their consent.

It is ordered on consent that:

1. The tenancy between the Landlord and the Tenants is terminated. The Tenants must move out of the rental unit on or before January 31, 2026.
2. If the unit is not vacated on or before January 31, 2026, then starting February 1, 2026, the Landlord may file this order with the Court Enforcement Office (Sheriff) so that the eviction may be enforced.

3. Upon receipt of this order, the Court Enforcement Office (Sheriff) is directed to give vacant possession of the unit to the Landlord on or after February 1, 2026.
4. The Landlord has agreed to waive \$201.00 for the cost of filing the application.

January 26, 2026
Date Issued

Jennifer Buckminster
Hearings Officer, 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.

In accordance with section 81 of the Act, the part of this order relating to the eviction of the Tenant expires on August 1, 2026, if the order has not been filed on or before this date with the Court Enforcement Office (Sheriff) that has territorial jurisdiction where the rental unit is located.