



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

**File Number:** LTB-L-091140-25

**In the matter of:** 1, 188 CAMPBELL AVE  
WINDSOR ON N9B2H2

**Between:** Joust Enterprises Inc. Landlord

**And**

Rajesh Penneti Tenant

Joust Enterprises Inc. (the 'Landlord') applied for an order to terminate the tenancy and evict Rajesh Penneti (the 'Tenant') because:

- the Landlord requires possession of the rental unit in order to demolish the unit.

The Landlord also claimed compensation for each day the Tenant remained in the unit after the termination date.

This application was heard by videoconference on February 5, 2026.

The Landlord's legal representative, Marc Hooper, and the Tenant attended the hearing.

**The parties before the Board consented to the following order:**

The parties agreed:

1. The parties agreed that the Tenant is not to disrupt any construction in the residential complex and cooperate as required.
2. The parties agreed that the kitchen will be functional until the end of the tenancy.

**On consent, it is ordered that:**

1. The tenancy between the Landlord and the Tenant is terminated as of June 30, 2026. The Tenant must move out of the rental unit on or before June 30, 2026.
2. If the unit is not vacated on or before June 30, 2026, then starting July 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 July 1, 2026.
4. On or before February 19, 2026, the Landlord shall pay to the Tenant \$2,500.00.
5. The Landlord agrees to waive the costs of filing the application.

**February 6, 2026**

**Date Issued**

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Teresa Hunt

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.