



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

File Number: LTB-L-097135-25

In the matter of: FIRST AND SECOND FLOOR, 96 STAINES
ROAD
SCARBOROUGH ON M1X1X9

Between: Sattie Narain-Beepat Landlord

And

Aneesa Nagji Tenants
Arshil Nagli

Sattie Narain-Beepat (the 'Landlord') applied for an order to terminate the tenancy and evict Aneesa Nagji and Arshil Nagli (the 'Tenants') because:

- the Landlord in good faith requires possession of the rental unit for the purpose of residential occupation for at least one year.

This application was heard by videoconference on February 18, 2026.

The Landlord, the Landlord's Legal Representative Lily McMillan, the Tenants and the Tenants' Legal Representative Naseer Ahmed attended the hearing

At the hearing, the Landlord requested the consent of the Board to withdraw their application.

Determinations:

1. In accordance with subsection 200(4) of the *Residential Tenancies Act, 2006* (the Act), I consent to the withdrawal of the application.

It is ordered that:

1. The Landlord's application is withdrawn. The Board's file is closed.

February 25, 2026
Date Issued

John Cashmore
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.