



**Order under Section 100 / 101  
Residential Tenancies Act, 2006**

**File Number:** LTB-L-099829-25

**In the matter of:** 317, 104 Goodwood Park Court  
Toronto Ontario M4C2G9

**Between:** Ranee Management Landlord

**And**

Rothna Sarker Tenant

**And**

Unauthorized Occupant Unauthorized Occupant

Ranee Management (the 'Landlord') applied for an order to terminate the tenancy of Rothna Sarker (the 'Tenant') and evict Unauthorized Occupant (the 'Unauthorized Occupant') because the Tenant transferred occupancy of the rental unit to the Unauthorized Occupant without the Landlord's consent.

Ranee Management (the 'Landlord') applied for an order to evict (the 'Subtenant') because the subtenancy ended and the Subtenant continues to occupy the rental unit.

This application was heard by videoconference on April 9, 2026.

The Landlord's legal representative, Jamuna Bhatnagar and the Tenant attended the hearing.

At the hearing, the parties consented to the following order.

**It is ordered on consent that:**

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

5. The Landlord waives the application filing fee.

**April 10, 2026**

**Date Issued**

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Christina Philp

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.

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