



Order under Section 69 Residential Tenancies Act, 2006

File Number: LTB-L-011273-26

In the matter of: 915-11 Thorncliffe Park Dr. W.
East York, ON M4H1P3

Between: Gary Bartlett Landlord
Shida Bartlett

And

Rifat Janmohamed Tenant
Fatima Janmohamed
Alkarim Janmohamed

Gary Bartlett and Shida Bartlett (collectively the 'Landlord') applied for an order to terminate the tenancy and evict Rifat Janmohamed, Fatima Janmohamed and Alkarim Janmohamed (collectively the 'Tenant') 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 April 22, 2026.

The Landlords, the Tenant's Representative, Reginald Bent, and Tenants, Fatima Janmohamed and Alkarim Janmohamed, attended the hearing.

1. At the hearing, the Landlord sought to withdraw the application as the N12 notice of termination was invalid because the termination date specified was not the last day of the rental term. The Board consented to the request.
2. The application having been withdrawn; the LTB's file is closed.

April 28, 2026
Date Issued

Ken Audziss
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.