

IN THE MATTER between **TOM NESBITT**, Applicant, and **STEVE DUPUIS**,  
Respondent;

AND IN THE MATTER of the **Residential Tenancies Act** R.S.N.W.T. 1988, Chapter  
R-5 (the "Act");

AND IN THE MATTER of a Hearing before, **HAL LOGSDON**, Rental Officer,  
regarding the rental premises at **YELLOWKNIFE, NT**.

BETWEEN:

**TOM NESBITT**

Applicant/Landlord

- and -

**STEVE DUPUIS**

Respondent/Tenant

**ORDER**

IT IS HEREBY ORDERED:

1. Pursuant to section 41(4)(a) of the *Residential Tenancies Act*, the respondent shall pay the applicant rent arrears in the amount of three hundred fifty dollars (\$350.00).

DATED at the City of Yellowknife, in the Northwest Territories this 1st day of February,  
2002.

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Hal Logsdon  
Rental Officer

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R-5 (the "Act");

AND IN THE MATTER of a Hearing before **Hal Logsdon**, Rental Officer.

BETWEEN:

**TOM NESBITT**

Applicant/Landlord

-and-

**STEVE DUPUIS**

Respondent/Tenant

**REASONS FOR DECISION**

**Date of the Hearing:** January 22, 2002

**Place of the Hearing:** Yellowknife, NT

**Appearances at Hearing:** James Clark, representing the applicant

**Date of Decision:** February 1, 2002

**REASONS FOR DECISION**

The respondent was served with a notice of attendance on January 7, 2002 but failed to appear at the hearing. The hearing was held in his absence.

The applicant testified that the tenancy agreement between the parties was terminated on June 30, 2001. The applicant alleged that at the termination of the agreement, there were rent arrears in the amount of \$2476.46. The applicant sought an order for the respondent to pay the applicant those arrears. The respondent provided an accounting of rent and payments since the date of the previous order.

A previous order was filed on March 15, 2001 requiring the respondent to pay the applicant rent arrears and a security deposit totalling \$2126.46.

I find the respondent breached the tenancy agreement by failing to pay the lawful rent to the landlord. I find the accounting of the applicant to be in order and find the outstanding rent arrears to be \$2476.46. Taking into consideration the previous order, I find the remaining arrears to be \$350, calculated as follows:

Rent arrears (previous order)	\$1426.46
April/01 rent	550.00
Payment 26/04/01	(600.00)
May/01 rent	550.00
June/01 rent	550.00
Previous order (#10-6516)	(1426.46)
<u>Previous order (#10-6516)</u>	<u>(700.00)</u>
<b>Balance Owing</b>	<b>\$350.00</b>

An order shall be issued for the respondent to pay the applicant rent arrears in the amount of \$350.

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Hal Logsdon

Rental Officer