

IN THE MATTER between **YELLOWKNIFE HOUSING AUTHORITY**, Applicant,  
and **MICHELLE LETOURNEAU**, 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:

**YELLOWKNIFE HOUSING AUTHORITY**

Applicant/Landlord

- and -

**MICHELLE LETOURNEAU**

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 two thousand three hundred nineteen dollars and forty four cents (\$2319.44).

DATED at the City of Yellowknife, in the Northwest Territories this 17th day of  
November, 2003.

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Hal Logsdon  
Rental Officer

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and **MICHELLE LETOURNEAU**, 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.

BETWEEN:

**YELLOWKNIFE HOUSING AUTHORITY**

Applicant/Landlord

-and-

**MICHELLE LETOURNEAU**

Respondent/Tenant

**REASONS FOR DECISION**

**Date of the Hearing:** November 12, 2003

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

**Appearances at Hearing:** Mary George, representing the applicant  
Michelle Letourneau, respondent

**Date of Decision:** November 12, 2003

**REASONS FOR DECISION**

Since this application was filed on October 6, 2003, the respondent has vacated the premises, terminating the tenancy agreement. The applicant alleges that there are arrears of rent and electrical charges owing and seeks an order requiring the respondent to pay the alleged rent arrears and electrical charges. The applicant provided a statement of the rent account which indicated a balance of rent owing in the amount of \$2319.44. The applicant also provided a copy of the electrical statement which indicated that the respondent had an outstanding balance with the supplier.

The respondent did not dispute the allegations pertaining to rent but indicated that she had transferred the balance of her electrical account to her new premises. The respondent stated that she could pay the rent arrears in installments.

I find the respondent in breach of her obligation to pay rent and find the rent arrears to be \$2319.44. An order shall issue requiring the respondent to pay the applicant that amount. I leave payment arrangements to the parties as I do not think it is appropriate to order scheduled payments for former tenants.

I note the applicant holds a security deposit. The applicant shall complete a statement of the deposit pursuant to section 18 of the *Residential Tenancies Act* and may apply the deposit against the satisfaction of this order.

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Hal Logsdon  
Rental Officer