

IN THE MATTER between **YELLOWKNIFE HOUSING AUTHORITY**, Applicant,
and **KIM KAMEEMALIK AND ANDY KAMEEMALIK**, Respondents;

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 -

KIM KAMEEMALIK AND ANDY KAMEEMALIK

Respondents/Tenants

ORDER

IT IS HEREBY ORDERED:

1. Pursuant to section 41(4)(a) of the *Residential Tenancies Act*, the respondents shall pay the applicant rent arrears in the amount of one thousand two hundred twenty three dollars and thirty cents (\$1223.30).
2. Pursuant to section 84(2) of the *Residential Tenancies Act*, the respondents may pay the rent arrears in monthly installments of no less than one hundred dollars (\$100.00), payable, along with the rent, on the first day of every month until the rent arrears are paid in full. The first payment shall be due on November 1, 2004.

3. Pursuant to section 45(4)(a) of the *Residential Tenancies Act*, the respondents shall comply with their obligation to pay for electricity in accordance with the tenancy agreement.
4. Pursuant to section 41(4)(b) of the *Residential Tenancies Act*, the respondents shall pay future rent on time.

DATED at the City of Yellowknife, in the Northwest Territories this 20th day of October, 2004.

Hal Logsdon
Rental Officer

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BETWEEN:

YELLOWKNIFE HOUSING AUTHORITY

Applicant/Landlord

-and-

KIM KAMEEMALIK AND ANDY KAMEEMALIK

Respondents/Tenants

REASONS FOR DECISION

Date of the Hearing: **October 12, 2004**

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

Appearances at Hearing: **Mary George, representing the applicant
Andy Kameemalik, respondent**

Date of Decision: **October 12, 2004**

REASONS FOR DECISION

The applicant alleged that the respondents had breached the tenancy agreement by failing to pay rent and failing to pay for electrical costs. The applicant withdrew the request for an order terminating the tenancy agreement and sought an order requiring the respondents to pay the alleged rent arrears, comply with their obligation to pay for electricity and pay future rent on time.

The applicant provided a copy of the rent statement in evidence which indicated a balance owing in the amount of \$1223.30. Of that amount, \$898.30 represented electrical costs which were paid on behalf of the respondents.

The respondents did not dispute the allegations. The parties agreed that the arrears would be paid in monthly installments of \$100, along with the rent.

I find the respondents in breach of their obligations to pay rent and the costs of electricity. I find the rent arrears, including costs of electricity paid on behalf of the respondents to be \$1223.30.

An order shall issue requiring the respondents to pay the rent arrears in installments of \$100, along with the rent. The first installment shall be due on November 1, 2004 and payable thereafter on the first day of every month, until the rent arrears are paid in full. The order shall also require the respondents to comply with their obligations to pay for electricity and to pay future rent on time.

Should the respondents fail to make payments in accordance with this order, the applicant may file a future application seeking termination of the tenancy agreement.

Hal Logsdon
Rental Officer