

IN THE MATTER between **AKLAVIK AND TUKTOYAKTUK FURS LTD.**,  
Applicant, and **ROBERT MANGELANA**, 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 **TUKTOYAKTUK, NT.**

BETWEEN:

**AKLAVIK AND TUKTOYAKTUK FURS LTD.**

Applicant/Landlord

- and -

**ROBERT MANGELANA**

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 thousand two hundred forty eight dollars (\$3248.00).

DATED at the City of Yellowknife, in the Northwest Territories this 23rd day of  
September, 2005.

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Hal Logsdon  
Rental Officer

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-and-

**ROBERT MANGELANA**

Respondent/Tenant

**REASONS FOR DECISION**

**Date of the Hearing:** September 13, 2005

**Place of the Hearing:** Tuktoyaktuk, NT via teleconference

**Appearances at Hearing:** Patricia Dillon, representing the applicant

**Date of Decision:** September 13, 2005

**REASONS FOR DECISION**

The respondent was served with a Notice of Attendance on August 30, 2005, but failed to appear at the hearing. The hearing was held in his absence.

The applicant stated that the respondent had recently vacated the premises. The applicant alleged that the respondent had failed to pay rent and sought an order requiring the respondent to pay the alleged rent arrears. A statement of the rent account was provided in evidence which indicated a balance of rent owing in the amount of \$3248. The applicant stated that they held a security deposit of \$800 but had not yet inspected the premises or issued a statement of the deposit.

I find the statement in order and find the respondent in breach of his obligation to pay rent. I find the rent arrears to be \$3248. An order shall issue requiring the respondent to pay the applicant rent arrears in the amount of \$3248.

I remind the applicant of their obligation to provide the respondent with a statement of the security deposit in accordance with section 18 of the *Residential Tenancies Act*. Should there be a balance of the security deposit after deducting any repair costs, the applicant shall apply it to the satisfaction of this order.

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Hal Logsdon  
Rental Officer