

IN THE MATTER between **YWCA OF YELLOWKNIFE**, Applicant, and
SAMANTHA MIGWI, 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:

YWCA OF YELLOWKNIFE

Applicant/Landlord

- and -

SAMANTHA MIGWI

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 dollars (\$3000.00).

DATED at the City of Yellowknife, in the Northwest Territories this 15th day of June,
2007.

Hal Logsdon
Rental Officer

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BETWEEN:

YWCA OF YELLOWKNIFE

Applicant/Landlord

-and-

SAMANTHA MIGWI

Respondent/Tenant

REASONS FOR DECISION

Date of the Hearing: June 12, 2007

Place of the Hearing: Yellowknife, NT

Appearances at Hearing: Kate Wilson, representing the applicant

Date of Decision: June 12, 2007

REASONS FOR DECISION

The respondent was served with a Notice of Attendance sent by registered mail and confirmed delivered. The respondent failed to appear at the hearing and the hearing was held in her absence.

The tenancy agreement between the parties was terminated on April 27, 2007 when the respondent vacated the premises. The applicant alleged that the respondent had breached the tenancy agreement by failing to pay rent and sought an order requiring the respondent to pay the rent arrears.

The applicant testified that the respondent had failed to pay any rent for the months of February, March and April, 2007. The rent for the premises was \$1000/month. The applicant testified that no security deposit had been paid.

I find the respondent in breach of her obligation to pay rent and find rent arrears in the amount of \$3000. An order shall issue requiring the respondent to pay the applicant rent arrears in the amount of \$3000.

Hal Logsdon
Rental Officer