

IN THE MATTER between **YELLOWKNIFE HOUSING AUTHORITY**, Applicant,
and **ELIZABETH ROMIE**, 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 -

ELIZABETH ROMIE

Respondent/Tenant

ORDER

IT IS HEREBY ORDERED:

1. Pursuant to sections 84(3) and 41(4)(a) of the *Residential Tenancies Act*, the previous order (file #10-9816, filed on November 30, 2007) is rescinded and the respondent shall pay the applicant the balance of the rent arrears in the amount of five thousand one hundred seventy four dollars (\$5174.00).
2. Pursuant to sections 41(4)(c) and 83(2) of the *Residential Tenancies Act*, the tenancy agreement between the parties for the premises known as 624 Williams Avenue, Yellowknife, NT shall be terminated on August 31, 2008 and the respondent shall vacate the premises on that date, unless the rent arrears in the amount of five thousand one

hundred seventy four dollars (\$5174.00) are paid in full.

DATED at the City of Yellowknife, in the Northwest Territories this 31st day of July,
2008.

Hal Logsdon
Rental Officer

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BETWEEN:

YELLOWKNIFE HOUSING AUTHORITY

Applicant/Landlord

-and-

ELIZABETH ROMIE

Respondent/Tenant

REASONS FOR DECISION

Date of the Hearing: **July 30, 2008**

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

Appearances at Hearing: **Julie Forget, representing the applicant**

Date of Decision: **July 30, 2008**

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 applicant alleged that the respondent had breached the tenancy agreement by failing to pay rent and failing to pay rent arrears in accordance with a previous order. The applicant sought an order requiring the respondent to pay the alleged rent arrears and terminating the tenancy agreement. The premises are subsidized public housing.

A previous order (file #10-9816, filed on November 30, 2007) required the respondent to pay the monthly rent on time and make additional monthly payments of \$50 to pay rent arrears of \$1432. The applicant provided a statement of the rent which indicated a current balance of rent owing in the amount of \$5174.

The evidence indicates that the respondent has failed to pay the monthly rent and failed to make the additional payments in accordance with the previous order. I find the statement in order and find the rent arrears to be \$5174. In my opinion, there are sufficient grounds to terminate the tenancy agreement unless the rent arrears are paid in full.

An order shall issue rescinding the previous order and requiring the respondent to pay the applicant the remaining rent arrears of \$5174 in lump sum. The tenancy agreement shall be terminated on

August 31, 2008 unless those rent arrears are paid in full.

Hal Logsdon
Rental Officer
