

IN THE MATTER between **YELLOWKNIFE HOUSING AUTHORITY**, Applicant,
and **LINDA BROWN**, 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 -

LINDA BROWN

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 four thousand one hundred dollars (\$4100.00).
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 643 Williams Avenue, Yellowknife, NT shall be terminated on June 30, 2008 and the respondent shall vacate the premises on that date unless the rent arrears in the amount of four thousand one hundred dollars (\$4100.00) are paid in full.

DATED at the City of Yellowknife, in the Northwest Territories this 25th day of March,
2008.

Hal Logsdon
Rental Officer

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and **LINDA BROWN**, Respondent.

AND IN THE MATTER of the **Residential Tenancies Act** R.S.N.W.T. 1988, Chapter
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BETWEEN:

YELLOWKNIFE HOUSING AUTHORITY

Applicant/Landlord

-and-

LINDA BROWN

Respondent/Tenant

REASONS FOR DECISION

Date of the Hearing: March 18, 2008

Place of the Hearing: Yellowknife, NT

Appearances at Hearing: Julie Forget, representing the applicant

Date of Decision: March 18, 2008

REASONS FOR DECISION

The respondent was served with a Notice of Attendance sent to the rental premises 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 sought an order requiring the respondent to pay the alleged rent arrears and terminating the tenancy agreement on June 30, 2008 unless those rent arrears were paid in full. The premises are subsidized public housing

The applicant provided a statement of the rent account which indicated a balance of rent owing in the amount of \$4100.

I find the statement in order and find the respondent in breach of her obligation to pay rent. I find the rent arrears to be \$4100. In my opinion, there are sufficient grounds to terminate the tenancy agreement unless those rent arrears are paid.

An order shall issue requiring the respondent to pay the applicant rent arrears in the amount of \$4100 and terminating the tenancy agreement on June 30, 2008 unless those rent arrears are paid in full. A previous order required the respondent to pay future rent on time. That order is still in effect.

Hal Logsdon
Rental Officer