

IN THE MATTER between **DELINE HOUSING ASSOCIATION**, Applicant, and  
**CRYSTAL VANDERMEER**, 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 **DELINE, NT**.

BETWEEN:

**DELINE HOUSING ASSOCIATION**

Applicant/Landlord

- and -

**CRYSTAL VANDERMEER**

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 sixty four dollars and twenty one cents (\$3064.21).

DATED at the City of Yellowknife, in the Northwest Territories this 3rd day of  
December, 2009.

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Hal Logsdon  
Rental Officer

IN THE MATTER between **DELINE HOUSING ASSOCIATION**, Applicant, and  
**CRYSTAL VANDERMEER**, 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.

BETWEEN:

**DELINE HOUSING ASSOCIATION**

Applicant/Landlord

-and-

**CRYSTAL VANDERMEER**

Respondent/Tenant

**REASONS FOR DECISION**

<b><u>Date of the Hearing:</u></b>	<b>December 3, 2009</b>
<b><u>Place of the Hearing:</u></b>	<b>Yellowknife, NT via teleconference</b>
<b><u>Appearances at Hearing:</u></b>	<b>Phebie Kenny, representing the applicant (by telephone)</b>
<b><u>Date of Decision:</u></b>	<b>December 3, 2009</b>

**REASONS FOR DECISION**

The respondent was served with a Notice of Attendance sent by registered mail and confirmed delivered. The respondent did not make herself available for the telephone hearing and the hearing was held in her absence.

The tenancy agreement between the parties was terminated on August 24, 2009 when the respondent vacated the premises. The applicant retained the security deposit (\$340) and accrued interest (\$2.79), applying it against rent arrears (\$3407), resulting in a balance owing to the applicant of \$3064.21.

The applicant provided a copy of the tenant ledger and a security deposit statement in evidence.

I find the ledger and security deposit statement in order and find the respondent in breach of her obligation to pay rent. An order shall issue requiring the respondent to pay the applicant rent arrears in the amount of \$3064.21.

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Hal Logsdon  
Rental Officer