

IN THE MATTER between **NWT HOUSING CORPORATION**, Applicant, and **TRAVIS NITSIZA AND APRIL SIMPSON**, Respondents;

AND IN THE MATTER of the **Residential Tenancies Act** R.S.N.W.T. 1988, Chapter R-5 (the "Act") and amendments thereto;

AND IN THE MATTER of a Hearing before, **HAL LOGSDON**, Rental Officer, regarding the rental premises at **WHATI, NT**.

BETWEEN:

NWT HOUSING CORPORATION

Applicant/Landlord

- and -

TRAVIS NITSIZA AND APRIL SIMPSON

Respondents/Tenants

ORDER

IT IS HEREBY ORDERED:

1. Pursuant to section 41(4)(a) and 83(2) of the *Residential Tenancies Act*, the respondents shall pay the applicant rent arrears in the amount of eleven thousand seven hundred eighty seven dollars (\$11,787.00). The respondents shall pay the arrears in monthly payments of one hundred fifty dollars (\$150.00) payable on the last day of every month until the rent arrears are paid in full. The first payment shall be due on September 30, 2011.
2. Pursuant to section 41(4)(b) of the *Residential Tenancies Act*, the respondents shall pay future rent on time.

DATED at the City of Yellowknife, in the Northwest Territories this 21st day of September, 2011.

Hal Logsdon
Rental Officer

IN THE MATTER between **NWT HOUSING CORPORATION**, Applicant, and
TRAVIS NITSIZA AND APRIL SIMPSON, Respondents.

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:

NWT HOUSING CORPORATION

Applicant/Landlord

-and-

TRAVIS NITSIZA AND APRIL SIMPSON

Respondents/Tenants

REASONS FOR DECISION

Date of the Hearing: September 15, 2011

Place of the Hearing: Yellowknife, NT via teleconference

Appearances at Hearing: Michael Keohane, representing the applicant

Date of Decision: September 15, 2011

REASONS FOR DECISION

The respondents were served with Notices of Attendance sent by registered mail and confirmed delivered. The respondents failed to appear at the hearing and the hearing was held in their absence.

The applicant alleged that the respondents had breached the tenancy agreement by failing to pay rent. The applicant sought an order requiring the respondents to pay the alleged arrears and to pay future rent on time. 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 \$11,787. The applicant suggested that the respondents be ordered to pay the arrears in monthly installments of \$150.

I find the statement in order and find the respondents in breach of their obligation to pay rent. I find the rent arrears to be \$11,787.

An order shall issue requiring the respondents to pay the applicant rent arrears of \$11,787 in monthly installments of \$150, payable on the last day of every month until the rent arrears are paid in full. The first payment shall be due on September 30, 2011. The respondents are also ordered to pay the monthly rent on time.

Should the respondents fail to pay the monthly rent on time or fail to pay the arrears in accordance with this order, the applicant may file another application seeking the full amount of any balance and termination of the tenancy agreement.

Hal Logsdon
Rental Officer