

IN THE MATTER between **YELLOWKNIFE HOUSING AUTHORITY**, Applicant,  
and **HERB FRISE**, Respondent;

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 **YELLOWKNIFE, NT.**

BETWEEN:

**YELLOWKNIFE HOUSING AUTHORITY**

Applicant/Landlord

- and -

**HERB FRISE**

Respondent/Tenant

**ORDER**

IT IS HEREBY ORDERED:

1. Pursuant to section 41(4)(a) and 83(2) of the *Residential Tenancies Act*, the respondent shall pay the applicant rent arrears in the amount of two thousand four hundred twenty nine dollars (\$2429.00) according to the following schedule:
  - a) Four hundred dollars (\$400.00) due on November 30, 2012.
  - b) Four hundred dollars (\$400.00) due on December 31, 2012.
  - c) Four hundred dollars (\$400.00) due on January 31, 2013.
  - d) Four hundred dollars (\$400.00) due on February 28, 2013.
  - e) Eight hundred twenty nine dollars (\$829.00) due on March 31, 2013.
2. Pursuant to section 41(4)(b) of the *Residential Tenancies Act*, the respondent shall pay the

monthly rent on time.

DATED at the City of Yellowknife, in the Northwest Territories this 4th day of  
December, 2012.

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Hal Logsdon  
Rental Officer

IN THE MATTER between **YELLOWKNIFE HOUSING AUTHORITY**, Applicant,  
and **HERB FRISE**, 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:

**YELLOWKNIFE HOUSING AUTHORITY**

Applicant/Landlord

-and-

**HERB FRISE**

Respondent/Tenant

**REASONS FOR DECISION**

**Date of the Hearing:** November 9, 2012

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

**Appearances at Hearing:** Ella Newhook, representing the applicant  
Herb Frise, respondent  
Caitlin Apsimik

**Date of Decision:** November 9, 2012

**REASONS FOR DECISION**

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

The applicant provided a statement of the rent account in evidence which indicated a balance of rent owing of \$2939. The parties agreed that payments of \$510 had been made earlier in the day bringing the balance owing to \$2429. The applicant stated that all of the rents had been calculated based on the household income.

The respondent did not dispute the balance owing and offered to pay full amount by March 31, 2013 beginning with payments of \$400/month. The applicant agreed to the payment schedule and withdrew their request for termination of the tenancy agreement.

I find the respondent in breach of his obligation to pay rent and find rental arrears of \$2429.

An order shall issue requiring the respondent to pay the monthly rent on time and to pay the rent arrears according to the following schedule:

- a) Four hundred dollars (\$400.00) due on November 30, 2012.
- b) Four hundred dollars (\$400.00) due on December 31, 2012.
- c) Four hundred dollars (\$400.00) due on January 31, 2013.

- d) Four hundred dollars (\$400.00) due on February 28, 2013.
- e) Eight hundred twenty nine dollars (\$829.00) due on March 31, 2013.

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

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Hal Logsdon  
Rental Officer