

IN THE MATTER between **YELLOWKNIFE HOUSING AUTHORITY**, Applicant,
and **SASHA EKENALE**, 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 -

SASHA EKENALE

Respondent/Tenant

ORDER

IT IS HEREBY ORDERED:

1. Pursuant to sections 41(4)(a) and 83(2) of the *Residential Tenancies Act*, the respondent shall pay the applicant rent arrears in the amount of three thousand twenty two dollars (\$3022.00). The arrears shall be paid in accordance with the following schedule:
 - a) Three hundred dollars (\$300.00) to be paid on or before December 31, 2012.
 - b) Three hundred dollars (\$300.00) to be paid on or before January 31, 2013.
 - c) Three hundred dollars (\$300.00) to be paid on or before February 28, 2013.
 - d) Three hundred dollars (\$300.00) to be paid on or before March 31, 2013.
 - e) The balance of one thousand eight hundred twenty two dollars (\$1822.00) to be paid on or before April 30, 2013.

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2. Pursuant to section 41(4)(b) of the *Residential Tenancies Act*, the respondent shall pay future rent on time.

DATED at the City of Yellowknife, in the Northwest Territories this 18th day of December, 2012.

Hal Logsdon
Rental Officer

IN THE MATTER between **YELLOWKNIFE HOUSING AUTHORITY**, Applicant,
and **SASHA EKENALE**, 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-

SASHA EKENALE

Respondent/Tenant

REASONS FOR DECISION

Date of the Hearing: December 13, 2012

Place of the Hearing: Yellowknife, NT

Appearances at Hearing: Ella Newhook, representing the applicant
Sasha Ekenale, respondent

Date of Decision: December 13, 2012

REASONS FOR DECISION

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 and evicting the respondent. The premises are subsidized public housing.

The applicant provided a statement of account in evidence which indicated a balance owing of \$3022.

The respondent did not dispute the rent arrears but proposed to pay the arrears in monthly payments. The parties agreed on a payment schedule and the applicant withdrew their request to terminate the tenancy agreement in favour of an order to pay the rent arrears in accordance with the following schedule:

- a) \$300.00 to be paid on or before December 31, 2012.
- b) \$300.00 to be paid on or before January 31, 2013.
- c) \$300.00 to be paid on or before February 28, 2013.
- d) \$300.00 to be paid on or before March 31, 2013.
- e) The balance of \$1822.00 to be paid on or before April 30, 2013.

I find the respondent in breach of her obligation to pay rent and find the rent arrears to be \$3022.

An order shall issue requiring the respondent to pay the monthly rent on time and to pay the rent arrears in accordance with the agreed upon schedule.

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

Hal Logsdon
Rental Officer