

IN THE MATTER between **HAY RIVER HOUSING AUTHORITY**, Applicant, and
THOMAS EMBLETON, Respondent;

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

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

BETWEEN:

HAY RIVER HOUSING AUTHORITY

Applicant/Landlord

- and -

THOMAS EMBLETON

Respondent/Tenant

EVICITION ORDER

IT IS HEREBY ORDERED:

1. Pursuant to section 63(4)(a) of the *Residential Tenancies Act*, the respondent shall be evicted on February 22, 2013 provided that the applicant offers the respondent a transfer to a bachelor or one-bedroom apartment.

DATED at the City of Yellowknife, in the Northwest Territories this 12th day of
February, 2013.

Hal Logsdon
Rental Officer

IN THE MATTER between **HAY RIVER HOUSING AUTHORITY**, Applicant, and
THOMAS EMBLETON, 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:

HAY RIVER HOUSING AUTHORITY

Applicant/Landlord

-and-

THOMAS EMBLETON

Respondent/Tenant

REASONS FOR DECISION

Date of the Hearing: January 29, 2013

Place of the Hearing: Hay River, NT via teleconference

Appearances at Hearing: Adam Swanson, representing the applicant
Donna McLean, representing the applicant
Thomas Embleton, respondent

Date of Decision: February 11, 2013

REASONS FOR DECISION

The tenancy agreement between the parties will be terminated by order on February 21, 2013 provided the applicant offers the respondent a transfer to a bachelor or one-bedroom apartment (file #10-13225, filed on February 12, 2013). In my opinion, the eviction is justified if the respondent is offered the transfer and fails to give up possession of the premises.

Hal Logsdon
Rental Officer