

IN THE MATTER between **NTHC**, Applicant, and **RM and TB**, 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:

NTHC

Applicant/Landlord

-and-

RM and TB

Respondents/Tenants

REASONS FOR DECISION

Date of the Hearing: May 5, 2020

Place of the Hearing: Yellowknife, Northwest Territories

Appearances at Hearing: MU, representing the Applicant

Date of Decision: May 5, 2020

REASONS FOR DECISION

The Respondents were served notices of attendance and a filed application 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 testified they had not received any notice pursuant to paragraph 1(a) of the *Residential Tenancies (COVID-19) Regulations*.

The parties entered into a written monthly tenancy agreement commencing on March 1, 2019. The premises are subsidized public housing.

The Applicant alleged the Respondents had breached the tenancy agreement by failing to pay rent and sought an order requiring the Respondents to pay the alleged rent arrears and to pay future rent on time. The Applicant withdrew their request for an order terminating the tenancy agreement and evicting the Respondents.

The Applicant provided a lease balance statement in evidence which indicated a balance of rent owing in the amount of \$1,245. A previous order (#10-14371, filed on December 16, 2020) relates to a former tenancy agreement and appears to have been satisfied. It is not considered in this matter.

I find the lease balance statement in order and I find the Respondents in breach of their obligation to pay rent. I find rent arrears of \$1,245.

An order shall issue requiring the Respondents to pay rent arrears of \$1,245 and to pay future rent on time.

Hal Logsdon
Rental Officer